



**Town of Westford  
Zoning Board of Appeals**

Town Hall, 55 Main Street  
Westford, Massachusetts 01886  
(978) 692-5524 · Fax: (978) 399-2732

**MEETING AGENDA  
Wednesday, March 17, 2021  
7:00 PM Meeting**

**Via webinar**

See instructions to access the webinar below

**Open Forum**

**Review of Minutes**    October 21, 2020  
December 16, 2020

**Public Hearing Items**

- 1. BOA 2102 SP – 68 Forge Village Road (Pine Grove Cemetery)**  
Public hearing to consider an application of the **Town of Westford Cemetery Department** for a **Special Permit** under **Appendix A: Table of Principal Use Regulations B.5** to allow for the expansion of the Pine Grove Cemetery. The property is located at **68 Forge Village Road** in the Residence A (RA) Zoning District and is identified as Assessor Map 020 Parcel 0043 Lot 0001.
- 2. BOA 2103 MOD – 20 Whispering Pines (Summer Village)**  
Public hearing to consider the application of **Eleanor M. Koerner, Trustee of the Koerner Realty Trust**, for a **Modification to Petition BOA 05001-008 SP VAR** to authorize construction of a 42 SF bump-out addition whereas no extensions or expansions are permitted. The property is located at **20 Whispering Pines** in the **Summer Village** seasonal cottage community and lies in the Residence A (RA) Zoning District and is identified as Assessor Map 044 Parcel 0040 Lot 0035.
- 3. BOA 2101 SP ADU VAR – 14 Bayberry Road**  
Public hearing to consider the applications of **Daniel Purcell & Katherine Marshall** for a **Special Permit** under **Section 3.3.2** to allow for the creation of a 796 SF Accessory Dwelling Unit (ADU) and a **Variance** from **Section 3.3.4.3.a** to permit an ADU that creates more than a 15% increase in the gross floor space of the structure. The property is located at **14 Bayberry Road** in the Residence A (RA) Zoning District and is identified as Assessor Map 025 Parcel 0050 Lot 0000.

**General Business Items**

- A. Discussion – Potential Amendments to the Zoning Bylaw for the 2021 Annual Town Meeting

**Correspondence, Reports and Updates**

**Options available to access the Zoning Board of Appeals meeting remotely:**

1. Register to watch the meeting through the GotoWebinar website at: <https://attendee.gotowebinar.com/register/3916464129902550798>. After registering, you will receive a confirmation email. There are basic instructions on how to use GoToWebinar available at: <https://www.youtube.com/watch?v=IQ3Xwwgbd8Y>
2. You may call in and listen on any phone (landline or cellphone) by dialing +1 (415) 655-0060 and using meeting code 683-422-619.
3. WCAT will record the meeting and it will be available within a few days of the meeting date. Please see their website for more details: <https://www.westfordcat.org/>

If you do not have access to one of these methods of participation, please submit written comments to Jeffrey Morrissette, Director of Land Use Management, [jmorrissette@westfordma.gov](mailto:jmorrissette@westfordma.gov) by 2 pm on March 17, 2021.

*If any member of the public wishing to attend this meeting seeks special accommodations in accordance with the Americans with Disabilities Act, please contact Erin Toothaker at 978-692-5524 or email to [etoothaker@westfordma.gov](mailto:etoothaker@westfordma.gov).*