

From: Chris Loreti <cloreti@verizon.net>
To: Christian Klein <CKlein@town.arlington.ma.us>, Zoning Board of Appeals <zba@town.arlington.ma.us>
Cc: Douglas Heim <dheim@town.arlington.ma.us>
Date: Thu, 11 Mar 2021 17:12:14 -0500
Subject: Re: Thorndike Place - Proposed Draft Decision Comments

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Mr. Klein,

Thank you for the explanation.

Presuming you are correct that not only the substance of the regulations at the time of filing but the form (section numbering) as well must apply, I would think the decision should reference the applicable edition of the zoning bylaw (April 2016), as you did in your email message. In my quick review of the draft decision, I did not see such a reference and hope one can be added before the decision is finalized if it is not already there.

Thank you again.

Chris Loreti

On 3/10/2021 10:50 PM, Christian Klein wrote:
Mr. Loreti,

Thank you for writing in regards to the draft decision for Thorndike Place. As you noted the decision is written in regards to a previous version of the Zoning Bylaws. Under the guiding legislation, all local ordinances in effect at the time of the application remains in effect for the duration of the review. This application was initially filed August 31, 2016, so we are bound by the April 2016 edition of the zoning bylaw and the June 2015 edition of the wetlands bylaw. The citations, while archaic, are accurate for this proceeding.

Best,

Christian Klein
Chair, Arlington ZBA
cklein@town.arlington.ma.us

From: Chris Loreti <cloreti@verizon.net>
To: Zoning Board of Appeals <zba@town.arlington.ma.us>, Christian Klein <CKlein@town.arlington.ma.us>
Cc: Douglas Heim <dheim@town.arlington.ma.us>
Date: Wed, 10 Mar 2021 19:16:28 -0500
Subject: Thorndike Place - Proposed Draft Decision Comments

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Dear ZBA Chair Klein:

I am writing to provide the following comments regarding the Thorndike Place Draft Decision, which the ZBA will be discussing tomorrow evening. I ask that these comments be entered into the docket for the hearing and be shared with all members of the ZBA.

The draft decision contains a number of waivers to the requirements of Arlington's Zoning Bylaw. The references to the bylaw sections are incorrect, however. For example, the draft decision waivers refer to Section 4.02, 10, and 11 of the zoning bylaw. No such sections exist in the current Arlington Zoning Bylaw.

Apparently, whoever wrote the waivers used an out of date version of the zoning bylaw, one that has not existed for more than three years. The ZBA should require that all of the zoning bylaw references in the decision be corrected to reflect the current zoning bylaw, to the extent it is still relevant.

In addition, should the erroneous zoning bylaw references be the result of work paid for by anyone working for the town, I ask that the ZBA ensure that the corrections are made at no cost to Arlington taxpayers.

Thank you for considering these comments.

Christopher Loreti
Adams St. Arlington