

# ZONING BOARD OF APPEALS

Town of  
**BREWSTER**  
MASSACHUSETTS



Brian Harrison, Chair  
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**Town Staff**  
Jon Idman, Town Planner  
Lynn St. Cyr, Assistant Town Planner

## ZBA MEETING AGENDA

JUNE 9, 2026, 7:00 PM

Town Hall, 2198 Main St., Brewster, MA 02631

### JOIN ZOOM MEETING

<https://us02web.zoom.us/j/88076668068?pwd=b3lXWnMwM2tybTk4SzIKMk5vT3NTUT09>

**Meeting ID:** 880 7666 8068 **Passcode:** 047258

### JOIN MEETING BY PHONE

**Call:** (929) 436-2866 or (301)715-8592

**Webinar ID:** 880 7666 8068

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To request to speak: Press \*9 and wait to be recognized.

### WATCH OR LISTEN

**Live TV:** BGTV Channel 8 and HD Channel 1072 **Livestream:** [livestream.brewster-ma.gov](http://livestream.brewster-ma.gov)

**Recorded Video:** [tv.brewster-ma.gov](http://tv.brewster-ma.gov)

- This meeting will be conducted in person at the time and location identified above.
- As a courtesy only, meeting access is provided to the public by remote options. The meeting or hearing will not be suspended or terminated if technological problems interrupt the virtual broadcast unless it is a fully remote meeting.
- Members of the public, including applicants and representatives with a particular interest in an agenda item, should attend the meeting in-person.
- The board or committee may take official action including votes on any agenda item.
- Agenda items may be taken out of order at the Chair's discretion.

1. Call to Order
2. Declaration of a Quorum
3. Recording Statement: As required by the Open Meeting Law we are informing you the Town will be video and audio recording, as well as broadcasting this public meeting. If anyone else intends to video or audio record this meeting, they are required to inform the Chair.
4. Public Announcements and Comment: Members of the public may address the Zoning Board of Appeals (ZBA) on matters not on the meeting's agenda for a maximum of 3-5 minutes at the Chair's discretion. The ZBA cannot reply to statements made or answer questions raised during public comment but may add items presented to a future agenda.
5. Approval of Meeting Minutes: May 12, 2026
6. **Public Hearing: ZBA Case No. 26-04:** Property Owner Blonde Dog Realty Trust, Jeffrey M. Drown, Trustee/Applicant Zachariah Drown, have applied for a Special Permit for a Special Event Venue Use pursuant to Brewster Zoning Bylaw Chapter 179, Table 1, Use Regulations, Commercial Use #15, Special Event Venue Use, more than 5 per year, for a total of thirty-two (32) events, such as craft and art fairs, at Laurino's Tavern, 3668 Main Street, shown on Tax Map 126 Lot 85, in the Residential Medium Density (RM) Zoning District. The Zoning Board of Appeals will consider and potentially vote whether to grant the special permit.
7. For Your Information
8. Matters Not Reasonably Anticipated by the Chair
9. Next Meeting: July 14, 2026
10. Adjournment

**Date Posted:**  
5/22/26

**Date Revised:**

**Received by Town Clerk:**