

Town of Hudson

Zoning Board of Appeals Agenda

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Thursday, January 8, 2026 7:00 PM

Pursuant to Chapter 2 of the Acts of 2025 extending the remote meeting provisions of March 12, 2020, Executive Order suspending certain provisions of the Open Meeting Law, this meeting of the Hudson Zoning Board of Appeals will be conducted via remote participation. Specific information for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting can be found below.

Join Zoom Meeting:

<https://us02web.zoom.us/j/83663784182>

Meeting ID: 836 6378 4182

One tap mobile

+16465588656 ,83663784182# US (New York)

1. Public Hearings (continued)

- i. [141 River Street - ZVR 25-3](#) : request to obtain a variance to approve the construction of a retaining wall within the front yard setback pursuant to Section 2.0 and Section 7.2.1.3 of the Town of Hudson Zoning By-laws and MGL Chapter 40A Section 10. The subject property is located at 141 River Street in the R-15 zoning district, Assessor Map 39, Parcel 15. The Board may consider any action deemed necessary relative to the subject petition.
- ii. [71 Parmenter Road ZSP 25-17](#) : request of T-Mobile LLC pursuant to Section 6.4 of the Town of Hudson Zoning By-laws and MGL Chapter 40A Section 9 to add, remove, modify, or replace telecommunications equipment on an existing telecommunications tower. The subject property is located at 71 Parmenter Road in the IB Industrial Zoning District, Assessor Map 47, Parcel 20. The Board may consider any action deemed necessary relative to the subject petition.

2. Public Hearings (new)

- i. [18 Marion Street ZSP-25-18](#) : request of Philip C. Brown on behalf of Christopher Stournaras to obtain a Special Permit to

alter a non-conforming structure for the construction of a second point of egress, stairs, and a deck, pursuant to Sections 5.1.8.3 and 5.4.3.1 of the Town of Hudson Zoning By-laws and MGL Chapter 40A Section 9. The subject property is located at 18 Marion Street in the R-15 zoning district, Assessor Map 19, Parcel 159. The Board may consider any action deemed necessary relative to the subject petition.

- ii. [7 Crestview Drive ZSP-25-19](#) : request of Crown Castle USA Inc. on behalf of T-Mobile Northeast LLC to obtain a Special Permit to add or replace antennas, ancillary equipment and ground equipment per plans for an existing carrier on an existing wireless communications facility pursuant to Section 6.4.3 of the Town of Hudson Zoning By-laws and MGL Chapter 40A Section 9. The subject property is located at 7 Crestview Drive in the R-60 zoning district, Assessor Map 44, Parcel 26. The Board may consider any action deemed necessary relative to the subject petition.

3. Administrative Business

4. Approval of Meeting Minutes

- i. Oct. 9, 2025

5. Adjournment