



TOWN OF WINTHROP
ZONING BOARD OF APPEALS
1 Metcalf Square, Winthrop, MA 02152
[o] 617-846-1852 x 1013

ZOOM Information

Webinar Link: <https://us02web.zoom.us/j/81717388936?pwd=lnZoq3xcD4pjPCpRP8lQ7O6Jl0cTlE.1>
Webinar ID: 817 1738 8936#
Phone: 1-309-205-3325
Passcode: 420977

Location: Harvey Hearing Room, Lower Level, Town Hall

Date: **AUGUST 20, 2026** **Time:** 6:30 PM

Members	Present:	Absent:
Darren Baird-Chair	☐	☐
Thomas Chiudina, Member	☐	☐
Jordan Semerth, Member	☐	☐
Jason Wright, Member	☐	☐

RECEIVED
2026 AUG 13 A 10:18
TOWN CLERK
WINTHROP, MASS

File No.	Property Address	Applicant / Owner	Brief Description of Proposal	Heard / Continued
2025-004	54 Wilshire Street	Wilshire LLC/ Attorney Terence Delehanty	Variance issued on 6/30/25 & certified on 7/20/25. Applicant seeks a 6-month extension	☐ Heard ☐ Continued
2026-004	312 Shirley Street	Winthrop Hospitality, LLC/ Attorney Terence Delehanty	The applicant seeks a permit to convert the current lodging- hotel to a 30-unit apartment building. Relief is requested to establish an apartment building in B-A zone which does not allow preexisting multiple units and a variance regarding parking.	☐ Heard ☐ Continued
2026-005	17 Winthrop Street	Darren and Amy Baird/ Attorney Brian Dugdale	The applicant seeks a permit to demolish and construct a two- and one-half story single family in the same footprint. The structure is proposed to be constructed on a lot that consists of 24,714 square feet.	☐ Heard ☐ Continued
			Meeting Minutes for Review: 3/2026 and 4/2026	☐ Heard ☐ Continued