



TOWN OF SHREWSBURY

Richard D. Carney Municipal Office Building
100 Maple Avenue
Shrewsbury, Massachusetts 01545-5338

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SHREWSBURY, MASS

May 5, 2020

To: Planning Board
From: Steven Boulay, Chairman

RE: Next Meeting

The next meeting of the Planning Board will be **Thursday, May 7, 2020 at 7:00 PM** at which time and place the Board will consider the following agenda:

Important Notice: Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor's March 15, 2020 Order imposing strict limitations on the number of people that may gather in one place, **this meeting of the Shrewsbury Planning Board will be conducted via remote participation** to the greatest extent possible. For this meeting, members of the public who wish to listen or watch the meeting may do so by visiting <https://www.shrewsburymediaconnection.org/>.

To listen and participate in the public comment portion of this meeting, dial 478-974-7780 and enter the following PIN: 821 917 646#. Please mute your device until the Chair of the Planning Board addresses your agenda item or opens the meeting to public comment.

Every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means. In the event that we are unable to do so, despite best efforts, we will post on the town's website an audio or video recording, transcript, or other comprehensive record of proceedings as soon as possible after the meeting.

AGENDA

1. 7:00 P.M. – Call to Order
2. Review and Approve Minutes
3. Review and Sign Bills
4. Board Member Comments
5. Meetings and Hearings:

New Retail Use
Administrative Site Plan Review
New Public Meeting
Location: 67 Boston Turnpike

India Heritage Foundation
Administrative Site Plan Review
New Public Meeting
Location: 226, 226R Grafton Street

Wyman Farms
Site Plan Modification
Wyman Farms, LLC
New Public Hearing
Location: 935 Main Street

New Two-Family Dwelling
Site Plan Approval and Special Permits
Waterview Realty Trust
New Public Hearing
Location: 51-53 Bay View Drive
Decision Deadline: 90 days from close of hearing

Day Camp Facility
Site Plan Approval
Little Creek Realty Trust
New Public Hearing
Location: 314 Grafton Street
Decision Deadline: 90 days from close of hearing

Proposed Zoning Bylaw Changes, Annual Town Meeting, May 18, 2020

- New Public Hearing
- a. Article – Town of Shrewsbury Zoning Map – Commercial Business District.
 - b. Article – Section VI, Table I – Use Regulation Schedule, marijuana cultivator and craft marijuana cultivator cooperative.
 - c. Article – Section II – Definitions; Section III.A – Establishment of Districts; Section III.B – District Intent, Section VI, Table I – Use Regulation Schedule related to the establishment of a Town Center Zoning District.
 - d. Article – Section VII.B – Area, Frontages, Yard and Lot Coverage Requirements; Section VII.D – Off-Street Parking and Loading Areas; Section VII.E – Signs; Section VII.F – Site Plan related to the establishment of a Town Center Zoning District.
 - e. Article – Section VII – Development of Sites and Location of Buildings and Structures related to the establishment of a Town Center Zoning District.
 - f. Article – Zoning Map of the Town of Shrewsbury related to the establishment of a Town Center Zoning District.

6. New Business

- a. Deliberate and vote on decision for 257 Main Street
- b. Discuss and issue bond for 360 Hartford Turnpike
- c. Discuss and vote on accepting electronic signatures

7. Old Business

- a. Annual Town Meeting Request for Road Acceptance Recommendation
 - i. Point Road and Nelson Point Road

8. Correspondence

- a. Letter from Attorney Mark Donahue, Fletcher Tilton PC, 370 Main Street, Worcester, MA 01608, to the Shrewsbury Planning Board, regarding Edgemere Crossing at Flint Pond, dated April 23, 2020.