



## TOWN OF SHREWSBURY

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

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SHREWSBURY, MASS

Agenda Originally Posted: February 27, 2023 at 4:20 PM  
Revised Agenda Posted: March 1, 2023

To: Planning Board  
From: Steven Boulay, Chairman

RE: Next Meeting

The next meeting of the Planning Board will be Thursday, March 2, 2023 at 7:00 PM, at Shrewsbury High School, in Presentation Room 103, 64 Holden Street, at which time and place the Board will consider the following agenda:

### AGENDA

1. 7:00 P.M. – Call to Order
2. Review and Approve Minutes – June 2, 2022
3. Review and Sign Bills
4. Board Member Comments
5. Meetings and Hearings

**Proposed Two-Family Conversion  
Special Permit**  
Tasha Hayden  
New Public Hearing  
Location: 7 Ira Avenue  
Decision Deadline: 90 days from close of hearing

**Proposed Site Access Improvements and Additional Parking  
Site Plan Approval**  
Commonwealth of Massachusetts, DCAMM  
New Public Hearing  
Location: 295 Green Street  
Decision Deadline: 90 days from close of hearing

**Proposed Hydrogen Storage and Compression System Pad  
Site Plan Modification**  
Neles-Jamesbury Inc.  
Continued Public Hearing  
Location: 42-44 Bowditch Drive  
Decision Deadline: 90 days from close of hearing

**Parking Lot and Minor Site Alterations  
Request for De Minimis Change**  
New Public Meeting  
Location: Quinsigamond Plaza – 67 & 87 & 87-97 Boston Turnpike

*Request to  
Continue*      **1 Greenbriar Drive – Over 55 Housing Development  
Site Plan Approval and Special Permit**  
Cypress Avenue Development, LLC  
Continued Public Hearing  
Location: 1 Greenbriar Drive & 169R Gulf Street  
Decision Deadline: 90 days from close of hearing

*Request to  
Continue*      **Proposed Warehouse and Distribution Facility  
Site Plan Approval**  
Shrewsbury Land Property Owner, LLC  
Continued Public Hearing  
Location: 440 Hartford Turnpike  
Decision Deadline: 90 days from close of hearing

**Proposed Automobile Dealership  
Site Plan Approval**  
Boch Shrewsbury-Worcester LLC  
Continued Public Hearing  
Location: 701 Boston Turnpike  
Decision Deadline: 90 days from close of hearing

**1-7 Maple Avenue – Beal Commons  
Site Plan Approval and Special Permit**  
Shrewsbury Hascall MM LLC  
Continued Public Hearing  
Location: 1-7 Maple Avenue  
Decision Deadline: 90 days from close of hearing

**Zoning Warrant Articles Annual Town Meeting 2023**  
New Public Hearing

- a. Article # XX – Section II & VI – Adult Day Health Definition
- b. Article # XX – Section VI – Non-gasoline sales Footnote

**6. New Business**

- a. Discuss and Vote on Bond Release for Oak Meadow Circle
- b. Discuss and Vote to Recommended Cypress Ave. Road Acceptance at Annual Town Meeting

**7. Old Business**

**8. Correspondence**