

**TOWN OF DUDLEY
MASSACHUSETTS
PLANNING BOARD**

DUDLEY MUNICIPAL COMPLEX, ROOM 308
71 WEST MAIN STREET DUDLEY, MA 01571

DUDLEY PLANNING BOARD
Daniel Edmiston, Chairman
Richard Clark, Vice Chairman
Steve Watroba, Clerk to the Board
William LePage, Member
Guy Horne, Member
Russell Giglio, Associate Member



DUDLEY PLANNING STAFF
William Scanlan, Acting Town Planner
Michelle Jervis, Acting Clerk
planner@dudleyma.gov
Phone: 508-949-8014

**PLANNING BOARD MEETING AGENDA, Revised
Wednesday, January 13, 2020 7:00 pm**

Chairman's Disclosure for Public Meetings to be Read at Opening:

Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, this meeting of the Dudley Planning Board will be conducted in total or in part via remote participation. Specific information and the general guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting can be found on the Town's website, at dudleyma.gov. For this meeting, members of the public who wish to watch the meeting may do so in the following manner: via Facebook Live and/or posted link at dudleyma.gov following the meeting. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means.

7:00 pm Call to Order

New Business:

1. Approval of Minutes: December 9, 2020
2. ANR Plans: None
3. Meeting with CMRPC to Discuss the Roll Out of the Complete Streets Program
4. Discussion with Robert and Lynn Doherty regarding a zoning amendment to allow cultivation of marijuana on her farm on Corbin Road
5. Request for an Administrative Change for SEP Solar. Stephen Christy has notified the Planning Board that due to increased solar panel efficiencies, the solar farm will have a capacity of 5.0 MW, which is greater than the 4.4 MW stated in the Decision. No changes to the solar field are proposed, only a change in the nameplate capacity.

6. Request of Randy Waterman, Engineer, and Robert Ruda, Owner, to modify a condition of the special permit decision to not require the filing and approval of a definitive plan for Legacy Landing.
7. Referral of Water and Sewer Commission for comment on draft private water and sewer agreement at 71 Mason Road. The Planning Board previously approved an ANR for the property. Cam Brigham will represent the development team.

Standard Business

1. Discussion/Status Report on finishing construction of, and acceptance of, uncompleted/unaccepted subdivision streets, including:
 - a. Pierpont Estates: Intent to Seek Acceptance of a Portion of the Subdivision
 - b. Rocky Hill Estates
 - c. Piasta Road
 - d. Country View Estates (Eisenhower Drive)
 - e. Tobin Farm Estates: Intent to Seek Acceptance of the Entire Subdivision
 - f. Lyons Estates
2. Inspections and Actions Associated with Site Plans
3. Planner's Plate
4. Comments from the Planning Board
5. Comments from the Audience

Other Business

1. Set Next Meeting Date, scheduled for January 27, 2020
2. Approval of consultant vouchers / payment of bills
3. Other Town Notices
4. Other Correspondence

Adjournment

Next Scheduled Meeting: Wednesday, January 27, 2020

Call ahead to make certain the Dudley Town Hall office will have someone to serve you

Items shown on the agenda are those reasonably anticipated by the Chairman 48 hours prior to the meeting.