

# TOWN OF DUDLEY

## MASSACHUSETTS

### PLANNING BOARD

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

#### DUDLEY PLANNING BOARD

Guy E. Horne, Jr., Chairman  
Pamela Humphrey, Vice Chairman  
Daniel Edmiston, Clerk of the Board  
Gregory Benoit, Member  
Russell Giglio, Member  
Mark Marzeotti, Alternate Member



#### DUDLEY PLANNING STAFF

Donald T. Johnson, AICP, Town Planner  
Caryl Savard, Clerk  
[planner@dudleyma.gov](mailto:planner@dudleyma.gov)  
Phone: 508-949-8014

### PLANNING BOARD MEETING AGENDA

**Wednesday, December 12, 2018 7:00 pm**

Dudley Municipal Complex, Room 321-A (DMC, Veterans Memorial Hall)  
71 West Main Street, Dudley, MA 01571-3264

#### **7:00 pm Call to Order – Short Business, New Business**

- A. Approval of Meeting Minutes:** November 28, 2018
- B. Approval of Meeting Schedule for Calendar Year 2019**
- C. Discussion/Status Report on finishing construction of, and acceptance of, uncompleted/unaccepted subdivision streets, including:**
  - a. Pierpont Estates**
    - i. Vote to extend Covenant**
  - b. Rocky Hill Estates**
  - c. Piasta Road** (scheduled to be done in 2019)
  - d. Country View Estates (Eisenhower Drive)**
  - e. Tobin Farm Estates**
- D. Final Inspections associated with Site Plans, including:**
  - a. AMP Solar**

**7:15 pm Public Hearing: Special Permit Application:** Plan to construct a 4.4+/- megawatt large-scale solar photovoltaic array on property on Oxford Avenue, located within the Solar Overlay District, with access from Oxford Avenue; SEP-Dudley LLC, applicant.

**8:00 pm Public Hearing: Special Permit Application:** Plan entitled Legacy Landing, to construct a 22-unit Open Space Residential Development (OSRD) on property on Airport Road, located within the Residential 15 District, with access from Airport Road and Dudley Hill Road; Legacy Landing LLC, applicant.

#### **Unfinished and Old Business: Not a Public Hearing**

- A. Discussion on the status of Economic Development Planning, including:**
  - a.** Integration of 2015 Village District Study within results of Village District Walk; and
  - b.** Phase 2 Economic Development Strategic Plan: Results of Agricultural Forum (Saturday, December 8, 1:00 pm) and potential Priority Development / Village District areas
- B. PLANNER'S PLATE**
- C. COMMENTS FROM THE PLANNING BOARD**
- D. COMMENTS FROM THE AUDIENCE**

#### **Other Business**

Approval of consultant vouchers / payment of bills  
Other town notices  
Other Correspondence

#### **Adjournment**

Next Scheduled Meeting: Wednesday, December 26, 2018

*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.*