



Town of Sudbury

Planning Board

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AGENDA

Wednesday, May 11, 2022

7:30 PM

Virtual Meeting

Pursuant to Chapter 22 of the Acts of 2022, this meeting will be conducted via remote means. Members of the public who wish to access the meeting may do so in the following manner:

Please click the link below to join the virtual Planning Board Meeting:

<https://us02web.zoom.us/j/715844184>

For audio only, call the number below and enter the Meeting ID on your telephone keypad:

Call In Number: 978-639-3366 or 470-250-9358

Meeting ID: 715 844 184

No in-person attendance of members of the public will be permitted and public participation in any public hearing conducted during this meeting shall be by remote means only.

- 7:30 PM**
 - ◆ Immediately Continued Public Hearing* – Site Plan Review, Stormwater Management Permit, and Water Resource Protection Overlay District Special Permit
 - 540 & 550 Boston Post Road (Assessor’s Maps K07-0012 and K07-0026)

- 7:31 PM**
 - ◆ Immediately Continued Public Hearing* – Stormwater Management Permit
 - Lot 15 Kato Drive (Assessor’s Map J10-0615)

- 7:32 PM**
 - ◆ Continued Public Hearing – Site Plan Review and Stormwater Management Permit
 - 141 Boston Post Road (Assessor’s Maps K11-0019 and K11-0019-A)

- 7:45 PM**
 - ◆ Public Hearings – Scenic Roads (Tree Removals)
 - 270 Marlboro Road (Assessor’s Map D09-0202)
 - Intersection of Old Lancaster Road, Concord Road, and Union Avenue (160 & 178 Concord Road (Assessor’s Map J09-0023), 165 Concord Road (Assessor’s Map J08-0018), 179 Concord Road (Assessor’s Map J08-0017), 200 Concord Road (Assessor’s Map J09-0024), 201 Union Avenue (Assessor’s Map J08-0106), and 4 Pheasant Avenue (Assessor’s Map J08-0107))

- Untimed Items:**
- ◆ Lot 38 Fox Hill Drive (Assessor's Map Assessor's Map B07-0210) – Stormwater Management Permit Decision Modification
 - ◆ Board Appointments
 - Permanent Building Committee – Craig Blake
 - Design Review Board – Susan Vollaro
 - Community Preservation Committee – John Hincks
 - Bruce Freeman Rail Trail Advisory Task Force – John Sugrue
 - Minuteman Advisory Group on Interlocal Coordination – Adam Duchesneau
 - ◆ 2022 Annual Town Meeting and Possible Future Zoning Bylaw Amendments – Discussion and Updates
 - Warrant Articles
 - Wireless Services Overlay District
 - Multi-Family Zoning Requirement for Massachusetts Bay Transportation Authority (MBTA) Communities
 - ◆ Master Plan Implementation
 - ◆ Citizens' Comments on Items Not on Agenda (None Received)
 - ◆ Minutes for Approval: December 15, 2021 (if prepared)
 - ◆ Committee Member Updates
 - ◆ Administrative Report
 - ◆ Possible Future Agenda Items
 - ◆ Future Meeting Schedule: May 25, 2022 and June 8, 2022

*Public Hearings noticed as "Immediately Continued" will not be deliberated at this meeting.

All NEW applications that require a Public Hearing must be received by 12:30 PM 30 days in advance of the scheduled Planning Board meeting.

All CONTINUED Public Hearing documents and topics for Citizens' Comments (in writing) must be received by 12:30 PM 7 days in advance of the scheduled Planning Board meeting date.

These agenda items are those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.