



Office of Planning Board

TOWN OF NORWELL – COUNTY OF PLYMOUTH

Planning Department
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Planning Board
Meeting Agenda for Wednesday, April 5, 2023
Meeting to begin at 7:00 P.M.
Town Hall, Planning Office (Room 112)

- I. **CALL MEETING TO ORDER**
- II. **APPROVAL OF AGENDA***
- III. **CITIZENS COMMENTARY (IF ANY)**
- IV. **SUBDIVISION, ANR PLANS, SITE PLANS, SPECIAL PERMITS & OTHER PROJECTS***
- Public Hearing Zoning Articles* PUBLIC HEARINGS
 - Associate Planning Board Member (New)*
 - Retreat Lot (New)*
 - Aquifer Protection District (Amendment)*
 - Village Overlay District (Amendment)*
 - ZBL Definition of Structure (Amendment)*
 - Accessory Dwelling Unit (Housekeeping Amendment)*
 - Accessory Dwelling Unit (Conversion Amendment)*
 - Solar ZBL (Amendment)*

 - 467 Washington Street PUBLIC MEETING
 - Administrative Review of Recharge System to Pave Driveway*

 - 420 Pine Street - Scenic Road Compliance Issue* PUBLIC MEETING

 - Schooner Way – Street Tree Selection* PUBLIC MEETING

 - 400 Cordwainer/Elevated Access* PUBLIC MEETING
 - Medical Marijuana Treatment Center
 - Status of Site Plan and Special Permit

Notes:

- *The Board may discuss a particular matter in an order other than as listed; however, no public hearing will begin before a specifically noted time, if any.*
- *Votes may take place regarding any listed item; however, votes are expected as to any item with an asterisk.*

V. APPROVAL OF MINUTES*

- * MARCH 15, 2023, MEETING MINUTES*
- * FEBRUARY 1, 2023 MEETING MINUTES*
- * FEBRUARY 8, 2023 MEETING MINUTES*

VI. REVIEW CURRENT MAIL*

HANOVER, PB, PH, PURPOSE OF COMMENTS, WOOD HOLLOW WAY
HANOVER, PB, PH, SP, SPR, CONSTRUCT NEW STARBUCKS, 303 COLUMBIA ROAD
HANOVER, PB, MAJ MOD TO SP, CONSTRUCT 2 ADDITIONS, 283 COLUMBIA ROAD
HANOVER, PB, PH, PROPOSED ZONING ARTICLES
HANOVER, ZBA, PH, MOD, SP, LIGHTING BALL FIELDS, 253 KING ST
HINGHAM, PB, DECISION, SP PARKING DETERMINATION, 73 ABINGTON ST
HINGHAM, PB, DECISION, GRANTED, FARMERS MARKET 0 STATION ST
HINGHAM, PB, DECISION, GRANTED, SFH, 222 SOUTH PLEASANT ST
HINGHAM, PB, DECISION, GRANTED, ADDITION 2 FAMILY ADDITION, 158-160 HERSEY ST
HINGHAM, PB, DECISION, GRANTED, ADU, 138 NAKOMIS ROAD
HINGHAM, PB, MOD DEF. SUB, 261 GARDNER ST,
HINGHAM, PB, EXISTING SFH, 135-137 SOUTH ST
HINGHAM, PB, DECISION, GRANTED, SPR, ADDITION, 136 NOKOMIS
HINGHAM, PB, DECISION, GRANTED, CONSTRUCT SFH, 457 MAIN STREET
HINGHAM, PB, DECISION, GRANTED, SFH IMPROVEMENTS, 154 OTIS STREET
HINGHAM, PB, DECISION, GRANTED, RAZE & REBUILD, 13 WOMPATUCK ROAD
PEMBROKE, PB, PH, ZONING AMENDMENTS, APRIL 10
PEMBROKE, PB, PH, RAZE AND REBUILD SFH, 330 OLD OAK STREET
SCITUATE, PB, DECISION, GRANTED, ADU, 62 PIN OAK
SCITUATE, PB, DECISION, GRANTED, ADU, 27 PINEVIEW

VII. APPROVAL OF PENDING BILLS*

CHRISTOPHER SULLIVAN, PB MINUTES, 3.15.2023*	\$ 150.00
W.B.MASON	\$ 202.50

VIII. MISCELLANEOUS*

- ORGANIZATION – VICE CHAIR POSITION VACANCY*
- MAY 2023 ATM PREPARATIONS*
- MBTA ADJACENT COMMUNITY STATUS AND ATM ARTICLE*

IX. ADJOURNMENT*

X. NEXT SCHEDULED MEETING – April 19, 2023 7 PM

- *The Board may discuss matters which could not reasonably be anticipated at the time of the posting of this meeting notice.*
- *Should this meeting be cancelled, a new agenda will be posted to consider the listed matters at a future Planning Board meeting.*