



TOWN OF NORWELL
Norwell Town Offices, Room 112
345 Main Street
Norwell, Massachusetts 02061
(781) 659-8021

Office of Planning Board &
Town Planner

Planning Board
Meeting Agenda for Wednesday April 10, 2019
Meeting to begin at 7:00 P.M.
Planning Office, Room 112, Town Hall
Then 7:30 P.M., Meeting Room 2 (Gymnasium), Town Hall

I. CALL TO ORDER / AGENDA

II. APPROVAL OF MINUTES

Minutes of the March 27, 2019 Planning Board Meeting

III. BILLS

IV. ROOM 112
SUBDIVISIONS & LAND DEVELOPMENT PROJECTS

Bay Path Square – 3,500 sq. ft. Commercial Addition
Public Informational
Site Plan Review / Approval Not Required (ANR) Plan
Bay Path Square / 111-119 Washington Street
Assessor's Map 11B, Block 20, Lots 11-13

7:14 PM **Old Oaken Bucket Estates** – 26-Lot Residential Subdivision
Continued Public Hearing
Definitive Subdivision Plan / Approval Not Required (ANR) Plan
Winter Street, Cross Street, Old Oaken Bucket Road
Assessor's Map 9D, Block 49, Lots 1, 35, 62, & 65

7:15 PM **Hitchin Post Lane** – 7-Lot OSRD Residential Subdivision
Continued Public Hearing
OSRD Special Permit
Circuit Street
Assessor's Map 25A, Block 69, Lots 25 & 26

7:20 PM **Schooner Estates** – 9-Lot Residential Subdivision
Continued Public Hearing
Definitive Subdivision Plan
Stetson Road
Assessor's Map 29A, Block 76, Lots 4, 6, 8-11, 17, 18, 20, & 43

V. MEETING ROOM 2 (GYMNASIUM)
ZONING BYLAW AMENDMENTS

The Board reserves the right to discuss matters other than scheduled public hearings in an order other than as posted. The Board further reserves the right to discuss matters which could not reasonably be anticipated at the time of the posting of this meeting notice. Should this meeting be cancelled due to unforeseen circumstances, the entire agenda will be heard at the next Planning Board meeting.

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- 7:30 P.M. **Assisted Living Overlay District (ALOD)** – Proposed Zoning Bylaw Amendment
Continued Public Hearing
Citizens Petition
Zoning Bylaw
Proposal to amend Zoning Bylaw Article VI – Description of Districts, by adding a new Section titled Assisted Living Overlay District (ALOD), and amending the Zoning Map to include new Overlay District.
- 7:35 P.M. **Sign Bylaw Revision** – Proposed Zoning Bylaw Amendment
Continued Public Hearing
Zoning Bylaw
Proposal to amend Zoning Bylaw Article III – General Regulations, Section 3300 – Signs, by adding in language regarding signage area and color allowances, sign allowances by district, and permitting / enforcement revisions.

VI. MISCELLANEOUS

Committee Liaison Updates

VII. TOWN PLANNER'S REPORT

VIII. ADJOURNMENT / NEXT MEETING – April 17, 2019 – Town Hall, Room 112, 7 pm

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