

TOWN OF DUDLEY
MASSACHUSETTS
PLANNING BOARD
DUDLEY MUNICIPAL COMPLEX, ROOM 308
71 WEST MAIN STREET, DUDLEY, MA 01571

DUDLEY PLANNING BOARD
Guy Horne, Chairman
Richard Clark, Vice Chairman
Steve Watroba, Clerk of the Board
Thomas Chojnacki, Member
Daniel Edmiston, Member



DUDLEY PLANNING STAFF
William Scanlan, Acting Town Planner
Thu Vo, Clerk
planner1@dudleyma.gov
Phone: 508-949-8014

PLANNING BOARD MEETING AGENDA
Wednesday, February 23, 2022 7:00 pm
Dudley Municipal Complex, Room 321A
71 West Main Street, Dudley, MA 01571-3264

Call to Order

New Business:

1. Approval of Minutes: February 9, 2022
3. 7:05 PM Review Draft Decision and Possible Vote on the Fish Road Definitive Plan
4. 7:10 PM: Review Draft Decision and Possible Vote on a Marijuana Cultivation Special Permit, Fish Road, LLC, 40 Fish Road
5. 7:15 PM: Re-Open the Public Hearing on the Redevelopment of the Stevens Mill Only to Continue to Another Date
6. ANR Plans: 92½ Tracy Road, Evergreen Realty Trust, Wendy Slingo, Trustee
Country Club Acres, LLC: Lot Merger Plan
7. Continued Discussion of Possible Zoning Amendments

Standard Business

1. Discussion/Status Report on finishing construction of, and acceptance of, uncompleted/unaccepted subdivision streets, including:
 - a. Pierpont Estates
 - b. Rocky Hill Estates
 - c. Piasta Road
 - d. Country View Estates (Eisenhower Drive)
 - e. Tobin Farm Estates

f. Lyons Estates

2. Inspections and Actions Associated with Site Plans

- Legacy Landing/Country Club Acres
- SEP Solar, Oxford Avenue
- JD&D, 24 Oxford Avenue

3. Planner's Plate

4. Comments from the Planning Board

5. Comments from the Audience

Other Business

1. Set Next Meeting Date: March 9, 2022
2. Approval of consultant vouchers / payment of bills
 - VAI –Review of Stevens Mill Traffic, \$1,519.93
 - VAI –Review of Stevens Mill Traffic, \$473.48
3. Other Town Notices
4. Other Correspondence

Adjournment

Next Scheduled Meeting: March 9, 2022

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.