



STURBRIDGE PLANNING BOARD

Meeting Notice and Agenda

**Tuesday
November 15, 2022
6:30 PM**

**Center Office Building – Meeting Room
301 Main Street**

- 6:30 PM** **Call to Order and Approval of the Minutes of October 25, 2022**
- 6:31 PM** **ANR – If Any**
- 6:35 PM** **Continuation of Public Hearing – Blueberry Hills Estates – Site Plan & Special Permit**
The applicant is proposing the construction of a 55+ manufactured housing community.
- 6:37 PM** **Public Hearing – Interstate Towing – 698 Main Street – Site Plan Review**
The applicant is requesting Site Plan approval to allow the construction of a new 7,000 sq.ft. building for the purpose of Interstate Towing, Inc's auto towing and recovery business.
- 6:45 PM** **Dragonfly Ibis – 178 Main Street – Waiver of Site Plan**
The applicant is requesting a Waiver of Site Plan to allow for the interior and exterior fit-up of an existing tenant space for a bar and restaurant.

Town Planner Update

- Floodplain District Bylaw Proposed Revisions
- New England Cold Storage Update
- Next Meeting Dates:
 - o December 13th
 - o January 10th

Old/New Business

Adjournment

Pursuant to Chapter 20 of the Acts of 2021, this meeting will be conducted in person and via remote means, in accordance with applicable law. This means that members of the public body as well as members of the public may access this meeting in person, or via virtual means. Specific information and the general guidelines for remote participation can be found on the Town's website.

Every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means. In the event that we are unable to do so, despite best efforts, we will post on the Town's website an audio or video recording, transcript, or other comprehensive record of the proceedings as soon as possible after the meeting.

The items listed which may be discussed at the meeting are those reasonably anticipated by the Chair. 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.