



**STURBRIDGE PLANNING BOARD**  
**Meeting Notice and Agenda**

**Tuesday**  
**August 29, 2023**  
**6:30 PM**

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

**6:30 PM Call to Order and Approval of the Minutes of June 27, 2023**

**6:31 PM ANR – If Any**

**6:35 PM Continuation of Public Hearing – Senior Center – 480 Main Street – Site Plan & Special Permit**

The applicant is requesting Site Plan approval to allow the renovation of and the construction of an addition to the Senior Center and related site improvements and a Special Permit to allow a use that will render more than 15% or 2,500 sq.ft. of the lot impervious, whichever is greater.

**7:00 PM Public Hearing – Dragonfly Ibis LLC (Pickleball) – 178 Main Street – Special Permit**

The applicant is requesting a Special Permit to allow the change of proposed use for a vacant unit to be occupied by a pickleball facility and to modify a previously granted Special Permit for reduction of off-street parking requirements.

**7:15 PM Public Hearing – Ashley Steppic – 60 Main Street – Site Plan Review**

The applicant is requesting Site Plan Approval to convert the property located at 60 Main Street from residential use into a salon including a new parking lot and site improvements.

**Town Planner Update**

- Next Meeting Dates: September 12<sup>th</sup>

**Old/New Business**

**Adjournment**

Pursuant to Chapter 2 of the Acts of 2023, this meeting will be conducted in person and/or conducted via remote means if circumstances warrant, 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.

<https://global.gotomeeting.com/join/472675877>

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 of 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.*