



Town of Sturbridge Planning Board

Charles Blanchard
Russ Chamberland
Dane LaBonte
Jeff Adams
Christopher Bouchard
Michael Chisholm
Susan Waters

Jean M. Bubon, Town Planner

PLANNING BOARD NOTICE OF DECISION SPECIAL PERMIT & WAIVER OF SITE PLAN APPROVAL

Date: April 20, 2021

Applicant: STL423, LLC
Andre St. Laurent
PO BOX 638
Sturbridge, MA 01566

Phone: (617)300-0245

Owner: STL423, LLC
PO BOX 638
Sturbridge, MA 01566

Parcel Information: Assessor's Map 415-02445-423

Zoning Designation: Commercial Tourist District

Property Location: 423 Main Street

Description of Request: The applicants are requesting a Special Permit and Waiver of Site Plan to pave the parking lot located at 423 Main Street.

The following documents were received and reviewed as part of the initial application submittal on March 16, 2021

- An application for Special Permit and Waiver of Site Plan dated March 16, 2021;
- A Site Plan Approval Checklist;
- A plan entitled "Parking Lot Improvements – 423 Main Street, Sturbridge, MA 01566." – 100 Grove Street, Worcester, MA 01605. Plans are revised through February 16, 2021;
- Stormwater Report for Parking Lot Improvements – 423 Main Street, Sturbridge, MA. Prepared by Graves Engineering, Inc. – 100 Grove Street, Worcester, MA 01605 and dated January 4, 2021.

Staff Review Comments Received and Reviewed:

- Comments from John Marinelli, Fire Inspector dated March 29, 2021

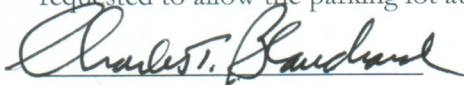
- Comments from Mark Augello, DPW Operations Manager dated March 29, 2021.

Applicable Section of Zoning By-Law: Chapter 16 – Groundwater Protection District, Chapter 21 – Off Street Parking Loading and Drive Thru Standards, Chapter 24 – Administration and Chapter 25 – Site Plan Review.

Date of Meeting: April 13, 2021

Members Present: Charles Blanchard, Christopher Bouchard, Michael Chisholm, Susan Waters, Jeff Adams, and Dane LaBonte.

At the Planning Board meeting of April 13, 2021, a motion was made by Mr. LaBonte, seconded by Ms. Waters and voted 5-0 to grant the Special Permit and Waiver of Site Plan requested to allow the parking lot at 423 Main Street to be paved as proposed



Charles Blanchard, Chair

4/20/21

Date Filed

cc: Walter White, Interim Building Inspector