

**Sturbridge Planning Board  
Public Hearing  
Application for Site Plan Approval  
STL505, LLC**

In accordance with the provisions of M.G.L. Ch. 40A, §11, the Planning Board will hold a Public Hearing on **Tuesday, December 19, 2023 at 6:45 PM** in the **Town Hall located at 308 Main Street, Sturbridge, MA 01566 and/or by virtual means** if circumstances warrant, in accordance with applicable law; on the application of STL505, LLC for the property located at 505 Main Street.

The applicant requests Site Plan Approval as required by Article XIX, Site Plan Review, of the Sturbridge Zoning Bylaws, to raze the existing building and rebuild a new building in the same location. The proposal is to reconstruct the three (3) existing residential units and to add five (5) artist studios to the building and to expand the pre-existing non-conforming parking lot and other site improvements at 505 Main Street Sturbridge, MA as shown on the plans and materials submitted.

A copy of the site plan and application can be inspected on the Sturbridge Town Website at <https://www.sturbridge.gov/planning-board/pages/recent-filings> or arrangements can be made to view the application packet by contacting the Sturbridge Planning Department at (508) 347-2508 or by email at [jlacy@sturbridge.gov](mailto:jlacy@sturbridge.gov).

Pursuant to Chapter 20 of the Acts of 2021, this meeting will be conducted in person and may be conducted via remote means if circumstance 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.

Charles Blanchard  
Chairperson