



**TOWN OF MAYNARD
PLANNING BOARD**

Meeting Notice

195 Main Street

Maynard, MA 01754

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Town Clerk's Stamp

Meeting Agenda – 7:00 PM Tuesday, August 28, 2018

Maynard Town Hall, Room 101 (Soup Campbell Room)

Greg Tuzzolo - Chair, Andrew D'Amour - Vice Chair/Clerk, Megan Zammuto, Bill Cranshaw and Jim Coleman

7:00 PM - Call to Order

1. Approval of Minutes (08.14.18)

2. Presentation - Building Commissioner Rick Asmann will provide an overview of modern building materials.

3. Public Hearing – Signage Special Permit for Acacia Communications: the petitioner Sign Design, 170 Liberty Street, Brockton, MA 02301 on behalf of Acacia Communications is requesting a Special Permit granting relief from strict compliance with Section 6.2.8.3 of the Zoning By-laws so as to allow for an internally lighted wall-entry signage for Acacia Communications, 3 Mill and Main Place #400, Maynard, Ma. 01754.

4. Public Hearing – 170 Main Street: the petitioner Dimopoulos Realty Trust, 170 Main Street, Maynard, MA 01754, is requesting Site Plan Review and Special Permit approval to re-develop the existing full service gas station at 170 Main Street (Jimmy's Garage). The new project will include a gas station and convenience store with drive-thru. The requested Special Permits applications are to:

- a. Modify the existing Special Permit allowing "motor vehicle light service" use.
- b. Allow one drive-thru use.
- c. Provide relief from sign regulations (setback) of Zoning By-law.

5. Public Hearing – Planning Board Rules and Regulations: The Planning Board will consider amending their Rules and Regulations to add Open Space and Recreation Fund dedication requirement for Downtown Overlay District (DOD). The proposed amendment is intended to allow for implementation of Section 9.4.5.2 of the Zoning By-laws.

6. Town Planner Update

7. Correspondence – Review/questions

8. Adjourn

This Agenda is subject to change
Greg Tuzzolo, Chairperson
Posted by: Bill Nemser, Town Planner
Date: August 21, 2018
Version 1.0