



**TOWN OF MAYNARD  
PLANNING BOARD**

**Meeting Notice**

195 Main Street

Maynard, MA 01754

Tel: 978-897-1302

Fax: 978-897-8489

[www.townofmaynard-ma.gov](http://www.townofmaynard-ma.gov)

Town Clerk's Stamp

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***Meeting Agenda – 7:00 PM Tuesday, September 10, 2019  
Maynard Town Hall, Room 101 (Soup Campbell Room)***

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**Greg Tuzzolo - Chair, Andrew D'Amour - Vice Chair/Clerk, Bill Cranshaw, Jim Coleman, Chris Arsenault and Mike Uttley**

**7:00 PM - Call to Order**

- 1. Approval of Minutes (08.13.19)**
- 2. Update on the Coolidge School RFP for the building from by Linde Ghere of the Coolidge School Working Group (15 minutes).**
- 3. Public Hearing – 115 Main Street (Continued from August 13, 2019):** the petitioner MacDonald Development, Inc., 10 Main Street, Maynard, MA 01754 is requesting Special Permit and Site Plan approval for a Mixed-Use project to be located at 115 Main Street, Maynard, Ma. 01754. The project proposes new construction of 28 residential units with first floor commercial utilizing the Downtown Overlay District regulations (Section 9.4 of the Zoning By-laws). Consistent with Section 9.4.5, the petitioner is requesting a reduced minimum lot area for the project. NOTE: *This hearing has been re-advertised to ensure the full Planning Board is eligible to vote.*
- 4. Master Plan Discussion – Internal Strategy Session**
- 5. Town Planner Update**
- 6. Correspondence – Review/questions**
- 7. Adjourn**

This Agenda is subject to change  
Greg Tuzzolo, Chairperson  
Posted by: Bill Nemser, Town Planner  
Date: August 30, 2019. Updated September 4, 2019  
Version 1.1

**Note: meetings to conclude at 9PM unless otherwise authorized by the Chair**



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### Maynard Planning Board PUBLIC HEARING GUIDELINES

The meetings will be conducted with decorum. This means that the members of the Board and the public are required to respect each other at all times. We may not always agree with one-another but we can work to resolve differences with patience and understanding.

As a member of the public you are encouraged to participate in the hearing. To ensure the meeting proceeds in an orderly manner, please follow these procedures if you wish to comment or ask a question of the Board:

- Ensure you have signed into the meeting (sign-in sheet located in rear of room).
- Proceed to the speaker's podium or designated area once the Chair has opened up the meeting/hearing for public comment.
- When you are recognized to speak, please state your name and address.
- Direct all questions to the Board through the Chair.
- Limit your questions and statements to three (3) minutes. After everyone has had a turn to speak, you may be given a second chance to speak, time permitting.
- Limit your statements/questions to the topic at hand.
- Talk **ONLY** about issues that are under the jurisdiction of the Planning Board.

The order of discussion is as follows:

- The applicant will make a presentation.
- The Board will respond to the applicant.
- The Chair will open the hearing for public comment.
- The Board will at that point either:
  - (a) Close the hearing: no new information will be accepted except under extra ordinary conditions.
  - (b) Continue the hearing to a date certain where all will be permitted to participate. The date and time of this continuance will be announced **ONLY** at the first and subsequent meetings.

If you have any questions about procedures, please feel free to contact our Town Planner, Bill Nemser at 978-897-1302 during regular office hours, which are, Monday, Wednesday and Thursday 8:00 AM — 4:00 PM, Tuesday 8:00 AM -7:00 PM and Friday 8:00 AM – 12:00 PM.