

## Tuesday, June 22, 2021 Planning Board Meeting

7:00 PM in Maynard Town Hall, Room 101 (Soup Campbell Room) 195 Main Street, Maynard MA

This meeting will also be accessible remotely. To access and participate in the meeting:

**Option 1 (Zoom Video):** Participate using a computer, click or go to this link:

<https://us02web.zoom.us/j/87931522781?pwd=YkwvWFp2M21vUWcrTnA4WUUxeFZ5UT09>

Meeting ID: 879 3152 2781

Password: 664803

**Option 2 (Audio only):** Participate telephone: 1 646 558 8656 or 1 312 626 6799

All meeting materials can be accessed on Board Docs.

Materials can also be provided by contacting: [Bnemser@townofmaynard.net](mailto:Bnemser@townofmaynard.net) or

[kyoung@townofmaynard.net](mailto:kyoung@townofmaynard.net)

### 1. Minutes May 25, 2021 and June 8, 2021

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**2. Public Hearing: Maynard Crossing (Continued from 05.25.21):** Request to amend project Operations Manual. The Petitioner/Owner (Capital Group properties) is requesting to amend Section 3 of "Exhibit B" (Operations and Maintenance Plan) of the Special Permit Decision dated September 19, 2017 for the Maynard Crossings (129 Parker Street) mixed-use development. Exhibit "B" of the Decision includes internal management protocol and regulations within the project. The request proposes amending the Operations and Maintenance Plan (originally approved pre-construction by the Planning Board) to better coincide with project's actual activities/scheduling as evaluated post-construction. The requested amendments include adjustments to the hours of operations, site lighting hours, and delivery hours for each different type of use throughout the project. The request does not affect, and will remain consistent with, the Town-approved Concept Plan for the Project. This request is pursuant to Sections 9.3 and 10.4 of the Zoning By-laws and the Concept Plan approved by Town Meeting on October 5, 2016.

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A. Application Package

B. Operations Manual (Current)

C. Building types

D. Abutter Letter (Grimes)

E. List of Violations to Date

F. Planning Board Temporary Modification

### 3. Planner Update

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### 4. Correspondence

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### 5. Adjourn

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

This Agenda is subject to change

Greg Tuzzolo, Chairperson

Posted by: Bill Nemser, Town Planner

Date: June 16, 2021

Version 1.0