



NORTON DEPARTMENT OF  
**PLANNING & ECONOMIC  
DEVELOPMENT**

70 East Main Street | Norton, Massachusetts 02766-0320  
Office: 508-285-0278 Fax: 508-285-0277  
www.nortonma.org/planning-economic-development

RECEIVED  
NORTON TOWN CLERK

2023 APR -6 PM 7:08

## Norton Planning Board Meeting

Tuesday April 11, 2023, 7:15 PM

### **Public welcomed to participate in person or remotely**

- In person: Norton Public Library, 68 East Main Street
  - To join online by video, please click: <https://us02web.zoom.us/j/6389291060>
    - To join using the Zoom app, please enter Meeting ID: 638 929 1060
  - To call in only, please call 646-558-8656 and enter Meeting ID: 638 929 1060
    - \*You may need to try multiple times to connect\*
  - You may also view the meeting on Norton Cable Access (Channel 15),
- 
- In addition, please feel free to email questions for the board, ahead of the meeting to: [bcarmichael@nortonma.us](mailto:bcarmichael@nortonma.us)

### AGENDA Revision

#### Call to Order/General Business

- a. Planning Board Business & Policies
- b. Bills and Warrants
- c. Approval of Minutes

#### Public Hearing-Upcoming Town Meeting Warrant

- a. Proposed amendments to Zoning Bylaw Articles 175-4.5 (Table of Use Regulations – Industrial Uses); 175-13.0 (Floodplain District); and 175-22.0 (Large-Scale Ground Mounted Solar Photovoltaic Installations); continued from March 28, 2023.

#### REVIEW OF FINDINGS AND CONDITIONS AND EXECUTION OF DECISION

- a. SPR 18291: 0 West Main Street. Applicant/Owner: Douglas A. King Builders Inc. Application for dentist office and four residential units for a 4000 square foot building. Continued from March 11, 2023. Closed March 28, 2023.
- b. SPR 18468: 4 Mansfield Avenue. Applicant/Owner: Library Square LLC Application for upgrading the utilities and sewer connection of the existing building. Public Hearing was closed March 28, 2023.
- c. SPR & SP 17404 & 17406: 0 South Washington Street. Owner/Applicant: Chico LLC. Application for a parking lot containing 155 Parking Spaces. Continued from December 20, 2022, January 17, 2023, January 31, 2023, February 7, 2023, February 28, 2023, and March 11, 2023. Public Hearing was closed March 28, 2023.
- d. SP 17104: 0 King Philip Road. Owner Mary Kullas. Applicant: Timothy Infante. Application to construct a house in a wetland protection area. Decision dated March 13, 2023.

ANR ENDORSEMENT-(18938) 0 Taunton Avenue Applicant: Craig Cygawnoski Owner: J.A.W. Development



NORTON DEPARTMENT OF  
**PLANNING & ECONOMIC  
DEVELOPMENT**

70 East Main Street | Norton, Massachusetts 02766-2320  
Office: 508-285-0278 Fax: 508-285-0277  
[www.nortonma.org/planning-economic-development](http://www.nortonma.org/planning-economic-development)

PUBLIC HEARING

- a. SP 17942: 43 Charlotte Avenue. Owner/Applicant: Karen Bono. Application to convert an in-law into a duplex. Continued from February 28, 2023. Applicant is seeking a continuance to April 25, 2023.
- b. SPR 18938: 233 West Main Street. Applicant: Level Design Group. Owner: Jose & Gertrude Estremera. Application to construct a four-family residential property over a pre-existing three family residential property.

Discussion

- a. Life Science Overlay District

For More information, Visit our website online at: <https://www.nortonma.org/planning-board>

Open Session: (Open Session, may include other topics not listed above that were not reasonably anticipated 48 hours in advance) Please note that it is possible that a vote or votes may be taken by the Board regarding the above agenda items.

Members may participate remotely in accord with the provisions of 940 CMR 29.10 and the Town's Remote Participation Policy, available for review on the Town's website at: <https://www.nortonma.org/board-selectmen>