



# Town of Duxbury Massachusetts Planning Board

TOWN CLERK  
15 FEB -4 AM 10:19  
DUXBURY, MASS.

## PLANNING BOARD AGENDA Duxbury Middle School / High School Library, 71 Alden Street, 3<sup>rd</sup> Floor Monday, February 9, 2015 7:00 PM

- 7:00 PM Call Meeting to Order / Open Forum
- Discussion: Planning Board Meeting Location
- 7:05 PM Continued Public Hearing, Definitive Subdivision: Littletown Way, off Tremont Street / Nass & Alfieri
- Minor Modification and Performance Bond Reduction Requests:  
Fisher Ridge Residential Conservation Cluster, off Summer Street (Continued from 01/12/15)
- ANR Plan of Land: Railroad Avenue & Saint George Street / S&G Associates
- Discussion: Potential Definitive Subdivision: Teakettle Lane Extension / Bitters
- 7:15 PM Public Hearings for Annual Town Meeting Zoning Articles:
- ZBL Section 560.5 (Inclusionary Housing, Provision of Affordable Units) to Clarify Payments for Fees in Lieu of Construction of Affordable Housing
  - ZBL Section 570 (Affordable Housing) to Change Requirements for Affordable Housing Units on Qualified Pre-Existing Nonconforming Lots
- 7:20 PM Continued Public Hearings for Annual Town Meeting Zoning Articles:
- Re-Zone of 0 North Street (023-010-001) to Modify Wetlands Protection Overlay District (Citizen Petition)
  - Proposed Zoning Bylaw for Ground-Mounted Solar Photovoltaic Installations
- Discussion: Potential Reorganization of the Planning Board, Zoning Board of Appeals and Conservation Commission into a Department of Planning and Community Development
- Discussion: Town Meeting Schedule and Other Town Meeting Articles:
- Funding for Comprehensive Plan Update
  - Tree Preservation and Protection Bylaw
  - Community Development Director
  - Others
- ZBA Referral, Special Permit: 153 & 159 Franklin Street / Duxbury Affordable Housing Trust
- Other Business:
- Meeting minutes
  - Other FYI Items
  - New Business
- 9:00 PM Adjourn

**NEXT PLANNING BOARD MEETING:**  
Monday, February 23, 2015 at 7:00 PM  
Duxbury Middle School / High School Library, 71 Alden Street, 3<sup>rd</sup> Floor

878 Tremont Street, Duxbury, MA 02332; Telephone: 781-934-1100 x 5476; [www.town.duxbury.ma.us/planning](http://www.town.duxbury.ma.us/planning)

The mission of the Town of Duxbury is to deliver excellent services to the community in the most fiscally responsible and innovative manner while endeavoring to broaden our sense of community and preserve the unique character of our town.