



PLANNING BOARD

TOWN OF WEBSTER

350 Main Street, Webster, MA 01570

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MEETING AGENDA

Monday, April 25, 2022

Board of Selectmen Meeting Room

Webster Town Hall, 2nd Floor

6:30 p.m.

1. Call to Order

2. Action Items

- a. Approval of Meeting Minutes - January 31, 2022; February 28, 2022; March 28, 2022
- b. Site Plan Endorsement - 64 Worcester Road - Medical Waste Transfer Facility - United Medical Waste Management, Inc. (Applicant); Kunkel Bus Company (Owner)
- c. M.G.L. Chapter 91 Waterways WW24 General License Certification Application – 32 Point Pleasant Road – Assessor ID 48-A-46-0 – Debra Coonan (Applicant / Owner) – Residential Dock

3. Public Hearings

- a. Site Plan Application for Convenience Store, Gas Station and Car Wash and Special Permit for Signage - 137 East Main Street - Nouria Energy Corporation (Applicant); PMG Northeast LLC (Owner); Assessor ID 24-F-11, 24-F-12; site is located in a Business 4 (B4) zoning district. Continued from 3/28/22.
- b. Special Permit Application for Lot Coverage exceeding 40% - 70 Bates Point Road - Hadeer Shaikhly (Applicant / Owner); Assessor ID 50-A-37-0; site is located in both Lake Residential (LR) and Lake Watershed Protection (LWP) zoning districts.

4. Discussion Items

- a. Odor Mitigation - Marijuana Grow Facility - Curaleaf - 30 Worcester Road - Weekly Reports - Request to reduce submission of reports from weekly to monthly.
- b. Municipal Vulnerability Preparedness Plan Presentation and Public Listening Session - Tighe & Bond on behalf of the Town of Webster - request to present at the May Planning Board Meeting

5. Staff Update

- a. Engineering Update - CHA Companies
- b. Staff Update - Minor Modification to an Existing Wireless Facility – Crown Castle USA Inc. / Dish Wireless LLC – 6 Goya Drive.

6. Next Meeting Date - May 23, 2022, 6:30 p.m.

7. Adjournment

REC'D WEBSTER TOWN CLERK
APR 21 '22 PM 1:04