



TOWN OF COHASSET PLANNING BOARD

41 Highland Avenue
Cohasset, MA 02025
Tel: (781)-383-4100, ext. 5128

PLANNING BOARD AGENDA

Date: **Wednesday, February 24th, 2021**

Time: **6:30 P.M.**

Place: **Zoom Virtual Meeting**

Join from a PC, Mac, iPad, iPhone or Android device:

<https://us02web.zoom.us/j/82433840146?pwd=SmlzdVl5VHB0d0pwUnhVYXNWTzZ5QT09>

Webinar ID: 824 3384 0146 Passcode: 124224

Or join by phone: Dial(for higher quality, dial a number based on your current location):

US: +1 646 558 8656 or +1 301 715 8592 or +1 312 626 6799

CALL TO ORDER

Scheduled times for all agenda items are approximate; all public hearings will begin no earlier than posted time.

REGULAR BUSINESS

6:30 P.M. Applications for Approval Not Required under Subdivision Control Law (ANR):

-ANR #1018: **34 Crocker Lane**

-ANR #1019: **75 Border Street**

-ANR #1020: **90 Whitehead Road**

7:00 P.M. PUBLIC HEARING - Pursuant to MGL, Chapter 40A, & §300-12.4, §300-12.6 and §300-18 of the Cohasset Zoning Bylaws for a combined Village Business District Special Permit & Site Plan Review application, filed by Marvell Properties, LLC. The subject property is **1 Pleasant Street**.

7:45 P.M. PUBLIC HEARING - Pursuant to §300-5.4 of the Cohasset Zoning Bylaw for an application for a Large House Plan Review, filed by Eames Capital Partners, LLC. The subject property is **4 Windy Hill Road**. (Cont. from 2/10/21)

8:00 P.M. PUBLIC HEARING - Pursuant to §300-5.4 of the Cohasset Zoning Bylaw for an application for a Large House Plan Review, filed by Eames Capital Partners, LLC. The subject property is **Windy Hill Road Lot 32, advertised as 630 Jerusalem Road – please note new Windy Hill Road assignment pending**. (Cont. from 2/10/21)

8:15 P.M. Vote to refer proposed Annual Town Meeting Zoning Articles to Select Board for inclusion on warrant

ADMINISTRATION

Planning Board Member Comments & Committee Liaison Updates

Staff Updates

Approval of Minutes

Topics not reasonably anticipated 48 hours in advance

Next Planning Board meetings: March 10th, & 24th, 2021

MEETING PROTOCOL:

For Public Comment, please input your full name & address into the “Q&A” field. During public comment, staff will promote individuals one by one so that they can use microphone & camera to address the Board. 3 minutes max. per individual. Please refrain from repeating items that have already been discussed.

Statements/questions should be directed to the Chair, who will ask the appropriate person(s) to respond.

Discussion during meetings should always be courteous and respectful and, should be confined to the subject under consideration.

ADJOURN

Discussion during meetings should always be courteous and respectful and, should be confined to the subject under consideration. Sarcasm is generally not respectful. Statements and questions should be directed to the Chair, who will ask the appropriate person(s) to respond. If you wish to record the meeting in any manner, you must advise the Chair prior to the start of the meeting. Comments and copies of documents used in a presentation must be provided to the Planning Board staff as part of the official record.