

## Board Members

Matthew J. Hayes, P.E., Chair  
Robert Tucker, Vice Chair  
Richard Di Iulio, Clerk  
Jessica Chabot, Member  
Sarah Raposa, A.I.C.P.,  
Member  
Thomas A. Gay, Associate  
Member



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<https://www.townofmedway.org/planning-economic-development-board>

# TOWN OF MEDWAY

## COMMONWEALTH OF MASSACHUSETTS

## PLANNING AND ECONOMIC DEVELOPMENT BOARD

### MEETING NOTICE

**Tuesday, March 22, 2022 @ 7:00 p.m.**

Sanford Hall - Medway Town Hall  
155 Village Street - Medway, MA

*Pursuant to Chapter 22 of the Acts of 2022, this meeting will be conducted in person and, as a courtesy, via remote means in accordance with applicable law. Please note that while an option for remote attendance and/or participation is being provided as a courtesy to the public and board members, the meeting/hearings will not be suspended or terminated if technological problems interrupt the virtual broadcast, unless required by law. Information for participating in the meeting via Zoom is included at the end of this Agenda.*

### AGENDA

#### CALL TO ORDER

#### CITIZEN COMMENTS

#### PUBLIC HEARINGS

7:00 p.m. Public Hearing – Proposed Amendments to the Medway Zoning Bylaw

Information available at: <https://www.townofmedway.org/planning-economic-development-board/pages/5-9-2022-town-meeting-proposed-zoning-bylaw-amendments>

7:15 p.m. Public Hearing – Proposed modification to a previously approved Adaptive Use Overlay District special permit and site plan for 149 Main Street (Early Capital, LLC)

Information available at: <https://www.townofmedway.org/planning-economic-development-board/pages/149-main-street-adaptive-use-overlay-district-auod-special>

#### APPOINTMENTS

8:00 p.m. Informal, pre-application discussion re: multi-family housing for 288 Village Street (Tony Leland)

#### OTHER BUSINESS

1. Construction Reports
2. Discussion and vote to recommend “laying out” Newton Lane in preparation for street acceptance vote at the May town meeting.
3. Continued discussion on Battery Energy Storage Systems (BESS) including a debrief of the BESS Technical Zoning Presentation (3-17-22)
4. ZBA Petition – 2 Bullard Circle for accessory family dwelling unit special permit
5. Medway DPW water treatment site plan – Discussion on landscaping
6. Plan Endorsement – Cutler Place multi-family housing site plan, 6 Cutler Street
7. Master Plan Update
8. Consideration of PEDB Meeting Minutes – March 2, 2022 and March 8, 2022 (regular)

9. Other Reports – Staff and Committee Liaisons
10. PEDB Members’ Comments and Concerns
11. Review Correspondence/Communications
12. Other Business as May Properly Come Before the Board

## ADJOURN

*The listed agenda items are those reasonably anticipated by the Chair to be discussed at the meeting. Public hearings cannot commence before the specified time. Appointment times are approximate and may be adjusted. Not all of the listed items may in fact be discussed. The Board may address and consider other matters not specified to the extent permitted by law.*



**Face Coverings** – Planning and Economic Development Board meetings are open to the public. Seating in Sanford Hall is provided in its standard arrangement and spacing. Individuals not vaccinated for COVID-19 are encouraged to wear a face covering in Town Hall.

## Zoom ACCESS

Medway Cable Access is inviting you to a scheduled Zoom meeting.

Topic: PEDB Meeting

Time: Tuesday, March 22, 2022 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/84545039940?pwd=ai9nekhyOFdJaWZHdW12VFExUFhJZz09>

Meeting ID: 845 4503 9940

Passcode: 351689

One tap mobile

+13017158592,,84545039940# US (Washington DC)

+13126266799,,84545039940# US (Chicago)

Dial by your location

+1 301 715 8592 US (Washington DC)

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+1 346 248 7799 US (Houston)

+1 669 900 6833 US (San Jose)

Meeting ID: 845 4503 9940

## MEETING VIEWING OPTIONS

In addition to viewing the meeting via Zoom, the public may watch the meeting on:

- Medway Cable Access - Channel 11 on Comcast Cable
- Medway Cable Access - Channel 35 on Verizon Cable
- <https://www.facebook.com/medwaycable/>
- <https://livestream.com/medwaycableaccess/events/7583840>

## FUTURE PEDB MEETINGS

Regular Meetings – Second and Fourth Tuesday evenings @ 7 pm  
April 12 & 26, May 10 & 24, June 14 & 28, July 12 & 26, August 9 & 23, 2022

## TOWN MEETING

Monday, May 9, 2022