



**TOWN OF HALIFAX
PLANNING BOARD**

499 Plymouth Street, Halifax MA 02338

***Phone: 781-293-1735 *Fax: 781-294-7684**

RECEIVED

8/31/2023, 10:01:05 am

HALIFAX TOWN CLERK

**In Person Meeting Beginning at 7:00pm in the Selectmen's Meeting Room
September 07, 2023**

Open meeting and announce time opened.

Announce: The Planning Board meeting is being recorded by Area58 and can be viewed on YouTube.

Location: Selectmen's Meeting Room, Halifax Town Hall, 499 Plymouth St, Halifax, MA

Time: 7:00pm. **Requested by:** Planning Board

The listings of matters are those reasonably anticipated by the Chair, which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may be brought up for discussion to the extent permitted by law

Appointments/Hearings begin at 7pm:

- *Hearing Continued – 314 Plymouth Street Petition # 991: Site Plan Review for a future Starbucks and Retail Auto Parts Store & Special Permit to allow a drive-thru restaurant.*
 - *Comments/Concerns from BOH after reviewing Site Plan/ Distribution Letter*
 - *Peer Review from PGB Engineering*
- *Hearing Continued – 359 Plymouth Street #22-SPR-231: Salt will no longer be stored at 359 Plymouth Street.*
 - *Conservation commentary at 9/5 meeting to be discussed at PB 9/7 meeting.*
- *Hearing Continued --Hilda Lane: (Form C) Application for Approval of Definitive Plan/Subdivision Modification Amendment to Amendment*
 - *Mr. Burgess will go to Con Com on 9/5 to get commentary, and then will return to the Planning Board at the 9/7 meeting to discuss the above.*
 - *Comments/Concerns from BOH after reviewing Site Plan/ Distribution Letter*

Discussions/Action to be Taken:

- 590 Monponsett Street: Hair Salon changing to a Coffee Shop. Dan McAuley, owner.
 - *What needs to be done to move forward with project?*
- 111 Palmer Mill Road- File # 23-A-237—Andrea Hay Form A Application Submission
 - *Copies of plan and application emailed to the Board on 8/31*

THIS MEETING WILL BE RECORDED BY AREA 58 AND POSTED ON AREA 58'S HALIFAX YOUTUBE PAGE.

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Bills:

- **W.B. Mason Invoice # 240613878 Office Supplies \$23.70**

Meeting Minutes:

- August 3rd, 2023 Meeting Minutes (*Approved at 8/17 Meeting but need signatures from Tom, Bert, and Rick*)
- August 17th, 2023 Meeting Minutes (*Need approval & signatures*)
- June 15th, 2023 Meeting Minutes (*Approved at 8/17 Meeting but need signatures from Bert and Rick*)

Mail/Correspondence:

- East Bridgewater Zoning Board of Appeals- Notice of Public Hearing for 10 Natalie Drive

Other Business: **Any other unscheduled business following posting of this Agenda.

Adjournment:

Executive Session

***Executive Session. Discussing strategy with respect to litigation in an open meeting may have a detrimental effect on the litigating or legal discussions of the Town.

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Next scheduled meeting: September 21, 2023