



TOWN OF STOUGHTON
MASSACHUSETTS
02072
PLANNING BOARD

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PLANNING BOARD
AGENDA
MARCH 23, 2023

The Stoughton Planning Board will meet on Thursday, March 23rd at 7:00 P.M., at the Stoughton Police Station, Community Room, 26 Rose Street, Stoughton, MA relative to the following agenda item for the purpose of receiving public comments.

Note: Items may be taken out of order.

7:00PM

1. **Chairman's Comments**
2. Introduction of new Town Planner, William D. Roth, Jr., AICP
3. Tosca Drive, Central Street, Canton Street Intersection Layout Alteration Review – Craig Horsfall, Assistant Town Engineer – Vote May Be Taken

Public Hearings:

4. A **CONTINUED** public hearing will be held on the petition of the applicant and owner, PVG Five LLC, 164 Washington Street, Plainville, MA 02762 and represented by Barry R. Crimmins, Esquire, Law Offices of Barry R. Crimmins, P.C., 909 Washington Street, Stoughton, MA 02072 for Site Plan Approval under Section 10.6 for the construction of a 5 story 90 room hotel addition for the property located at 445-449 Page Street (further identified on Assessors Plan No. 95, Lot 36) located in the Industrial (I) zoning district and any other relief that may be required relative thereto.
5. A **NEW** public hearing will be held on the petition of the applicant Louis Assisted Living, LLC and owner Yolande Louis, 36 Lunda Street, Waltham, MA 02451, represented by Terrence P. Morris, Esq., 57 Elm Road, Newton, MA 02460, for Site Plan Approval under Section 10.6, "Site Plan Approval," of the Town of Stoughton Zoning Bylaws; for the proposed building renovation to create a 13 Bed Assisted Living Facility and the construction of 16 parking spaces to be located at 239 Pleasant Street (Assessors Map 067 Lot 301), in an RU (Residential Urban) Zoning District.

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6. A *NEW* public hearing will be held on the petition of the applicant, A.A. Will Materials Corp., 198 Washington Street, Stoughton, MA 02072 represented by Attorney Francis C. Crimmins Jr., AB Initio Elder Law Solutions LLC, 247 Washington Street, Unit Two, Stoughton, MA 02072 for Site Plan Approval under Section 10.6 for the change of use including the addition or relocation of five (5) or more parking spaces (grading and paving of retail landscape display area, material storage and parking areas with required drainage systems) at the property identified as 214 Washington Street (further identified on Assessors Plan No. 57, Lot 112) located in the General Business (GB) zoning district and any other relief that may be required relative thereto.

7. A *NEW* public hearing will be held on the petition of the applicant Best Price Signs and Printing Corp, 244 Liberty Street, Suite 8, Brockton, MA 02301 and the owner Iglesia de Dios Pentecostal, 710 Turnpike Street, Stoughton, MA 02072 for a Special Permit under Section 6.2.7, "Special Permit" of the Town of Stoughton Zoning Bylaws to install a sign in such a way that will exceed the maximum allowable size on the property located at 710 Turnpike Street (further identified on Assessors Map 91 Lot 2) located in the Residential-Suburban B (RB) zoning district.

8. General Business
 - Deliberation on 400 Prospect Street - Stoughton Fire Station for Site Plan Approval under Section 10.6, "Site Plan Approval," of the Town of Stoughton Zoning Bylaws Votes may be taken.

 - Meeting Minutes

9. Other Business

10. Adjournment