



TOWN OF MANSFIELD
**MEETING
NOTICE**

POSTED IN ACCORDANCE WITH THE
PROVISIONS OF MGL CHAPTER 30A §20

POSTED
Received by Town Clerk's
Office on 3/25/2021 @ 1:52 PM
by Sandra Mandile

TOWN CLERK

BOARD OR COMMITTEE: Planning Board

PLACE OF MEETING: Virtual Meeting

DATE & TIME: Wednesday, April 14, 2021 at 7:00 PM

AUTHORIZED SIGNATURE: Jennifer Davis Date Posted: March 25, 2021

“Pursuant to Governor Baker’s March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §20, and the Governor’s March 31, 2020 Order imposing strict limitations on the number of people that may gather in one place, this meeting of the Town of Mansfield’s Planning Board is being conducted via remote participation. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings as provided for in the Order.

This meeting has been posted on the Town’s website. To provide virtual access to this meeting by the public, the Town is utilizing the GoToWebinar platform. The instructions are below on how members of the public attending this meeting virtually will be allowed to make comments if they wish to do so, during the portion of the meeting designated for public comment. Again, these instructions can be found below or on the Town’s website at www.mansfieldma.com”

AGENDA

Please see following page for the agenda.

INSTRUCTIONS FOR VIRTUAL MEETING

Registration URL

<https://attendee.gotowebinar.com/register/9010080389078480395>

Webinar ID

496-943-195

After registering, you will receive a confirmation email containing information about joining the webinar.

Listen Via Phone

Dial 1 (562) 247-8321

Access Code: 445-334-337

Watch Via Mansfield Local Cable Access

Comcast Channel: 15

Verizon Channel: 27

CANCELLATION DATE & TIME: _____

AUTHORIZED SIGNATURE: _____

**Planning Board
VIRTUAL MEETING
Agenda
Wednesday, April 14, 2021
7:00 p.m.**

- Agenda Topics -

7:00 p.m. – Planning Board

- 1. Call to Order**
- 2. Form A (ANR) Plans**
- 3. Correspondence** (Minutes March 24, 2021)
- 4. 7:15 p.m. - Public Hearing – Planning Board Zoning Articles for 2021 Annual Town Meeting**
 - *Add 5G to Airport Zone in Schedule of Principal Use Regulations;**
 - *Add Adaptive Reuse of Historic Structures to B4 and TOD Zone in Schedule of Principal Use Regulations;**
 - *Change “review” to “approve” in 5.3B.(1), Site Plan, Applicability**
 - *Amend 5.4, Floodplain per Commonwealth Requirements**
- 5. Planning Board Workshop continued – Business 1 (B1) Zone; Building Height; North Main Street Business Overlay District**
- 6. Around the Table**
- 7. Adjournment**

Next Regular Planning Board Meeting: April 28, 2021 at 7:00 p.m.

**TOWN OF MANSFIELD
PLANNING BOARD
NOTICE OF PUBLIC HEARING**

In accordance with Chapter 40A of the Massachusetts General Laws and the Mansfield Zoning By-Law, the Mansfield Planning Board will hold a virtual public hearing on Wednesday, April 14, 2021 at 7:15 p.m. regarding Zoning By-Law amendments to be considered at the 2021 Annual Town Meeting. The proposed amendments are as follows:

- *To amend the Zoning By-Law, Chapter 230, Schedule of Principal Use Regulations, to add “5G” as an allowed use in the Airport Zone [inadvertently left off the Schedule when the use was adopted in 2020]; and
To amend the Zoning By-Law, Chapter 230, Schedule of Principal Use Regulations, to add “Adaptive Reuse of Historic Structures” as a special permit use in the Business 4 (B4) and Transit Oriented Development (TOD) zones [B4 and TOD were established after the use was adopted in 2014]; and
To amend the Zoning By-Law, Chapter 230-5.3B.(1), Site Plan, Applicability, to change “review” to “approval” [should have been changed when Site Plan Approval was adopted in 2013]; and
- *To amend the Zoning By-Law Chapter 230-5.4, Floodplain, to add language required by the Commonwealth.

Complete descriptions of the proposed amendments are available on the Town of Mansfield’s website, www.mansfieldma.com. This legal advertisement is also available at www.masspublicnotices.org.

Pursuant to Governor Baker’s March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c.30A, §20, and the Governor’s March 15, 2020 Order imposing strict limitation on the number of people that may gather in one place, this meeting of the Planning Board will be conducted via remote participation to the greatest extent possible. Specific information and the general guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting can be found at the town of Mansfield’s website, at <https://www.mansfieldma.com/>

Mansfield Planning Board
Joseph Cerretani

[Mansfield] *Journal-News Independent*
March 26, 2021
April 2, 2021