



TOWN OF MANSFIELD  
**MEETING  
NOTICE**

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

POSTED

Received in the Town Clerk's  
Office September 1, 2023 at 8:45  
AM by Jennifer C Davis

TOWN CLERK

BOARD OR COMMITTEE: Planning Board

PLACE OF MEETING: Town Hall Meeting Room 3 A/B and Virtual via GoToWebinar

DATE & TIME: Wednesday, September 13, 2023 at 7:00 PM

AUTHORIZED SIGNATURE: *Priscilla McGill*

**THIS MEETING WILL BE CONDUCTED IN PERSON,  
VIRTUALLY AND ON MANSFIELD CABLE**

**AGENDA**

Please see following page for the agenda.

**INSTRUCTIONS FOR VIRTUAL MEETING**

**Registration URL**

<https://attendee.gotowebinar.com/register/5889697195441904221>

**Webinar ID:**

430-770-723

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

**Listen ONLY Via Phone**

Dial: 1 (415) 930-5321

Access Code: 918-653-909

**Watch Via Mansfield Local Cable Access**

Comcast Channel: 15

Verizon Channel: 27

CANCELLATION DATE & TIME: \_\_\_\_\_

AUTHORIZED SIGNATURE: \_\_\_\_\_

**Planning Board Meeting  
Agenda  
Wednesday, September 13, 2023**

**7:00 p.m.**

**Town Hall Meeting Room 3 A/B and Virtual via GoToWebinar  
and  
BROADCAST ON MANSFIELD CABLE**

**Agenda Topics**

1. Call to Order
2. 7:05 pm CONTINUED Special Permit/Site Plan Approval– 241 Francis Avenue; Atlantic Oliver II Francis Ave LLC, Applicant) for the construction of a single-story warehouse building (232,500 SF) with truck loading, vehicular parking, and ancillary stormwater, lighting, and landscaping shown on Assessor’s Plat 30, Lot 76 in the Industrial 2 (I2) zone.
3. 7:30 pm Definitive Subdivision – 1167 East Street; Jackson Farm on the application of Darwin & Kathy Moore for a two (2) lot Definitive Subdivision Plan. The project site is owned by Wendell & Suzanne Jackson and is shown on Assessor’s Plat 43, Lots 75 & 175 in Residential 1 (R-1) zone.
4. Discussion – Future Zoning Bylaw Amendments
5. Discussion – Master Plan Implementation
6. Correspondence
  - a. Adrian LeCesne Planning Board Resignation letter
  - b. Banker & Tradesman Staff Article Regarding Transit Zoning Mixed Use
  - c. MGL 40A Section 3A MBTA Communities Multi-Family Zoning Compliance
7. General Business
  - a. Minutes - February 8, 2023; February 22, 2023; March 8, 2023; April 12, 2023; June 28, 2023; and August 9, 2023
  - b. Capital Improvement Program and Committee (CIP) Planning Board Representatives (2)
  - c. 305 Forbes Boulevard Approved Plans to be signed by Planning Board
8. Around the Table
9. Adjournment

***Next Planning Board Meeting – September 27, 2023 at 7:00 p.m. \*subject to change***

**Town of Mansfield  
Planning Board  
Notice of Public Hearing**

In accordance with the provisions of Chapter 40A, Section 9 of the Massachusetts General Laws and the Town of Mansfield Zoning By-Law, the Mansfield Planning Board will hold a public hearing on ~~June 14, 2023~~ **CONTINUED to September 13, 2023 at 7:05 p.m.** in person in Meeting Room 3 A/B, Mansfield Town Hall, Six Park Row, Mansfield, MA and virtually via GoToWebinar; and on Mansfield Cable Access; regarding the application of 241 Francis Avenue for a Special Permit (§230-5.5) and Site Plan (§230-5.3) for the construction of a single-story warehouse building (232,500 SF) with truck loading, vehicular parking, and ancillary stormwater, lighting, and landscaping. The project site is owned by Atlantic Oliver II Francis Ave LLC and is shown on Assessor's Plat 30, Lot 76 within the Industrial 2 (I2) zone.

Complete descriptions and plans are available at the office of the Planning Department, located at Town Hall, Six Park Row, Mansfield, MA during regular business hours. This legal advertisement is also available at [www.masspublicnotices.org](http://www.masspublicnotices.org).

The public is welcome to attend in person or virtually. The guidelines for virtual participation can be found at the Town of Mansfield's website, <https://www.mansfieldma.com/>

**MANSFIELD PLANNING BOARD**

Sharon Friedman, Clerk

The Sun Chronicle

May 31, 2023

June 7, 2023

**Town of Mansfield  
Planning Board  
Notice of Public Hearing**

In accordance with the provisions of Chapter 41, Section 81 of the Massachusetts General Laws and the Town of Mansfield Zoning By-Law, the Mansfield Planning Board will hold a public hearing on September 13, 2023 at 7:30 p.m. in person in Meeting Room 3 A/B, Mansfield Town Hall, Six Park Row, Mansfield, MA; virtually via GoToWebinar; and on Mansfield Cable Access regarding the application of Darwin & Kathy Moore for a two (2) lot Definitive Subdivision Plan pursuant to Mansfield Subdivision Regulations Section 3.3 Definitive Plan at 1167 East Street. The project site is owned by Wendell & Suzanne Jackson and is shown on Assessor's Plat 43, Lots 75 & 175 in Residential 1 (R-1) zone.

Complete descriptions and plans are available at the office of the Planning Department, located at Town Hall, Six Park Row, Mansfield, MA during regular business hours. This legal advertisement is also available at [www.masspublicnotices.org](http://www.masspublicnotices.org).

The public is welcome to attend in person or virtually. The guidelines for virtual participation can be found at the Town of Mansfield's website, <https://www.mansfieldma.com/>

MANSFIELD PLANNING BOARD

Sharon Friedman, Clerk

The Sun Chronicle  
August 30, 2023  
September 6, 2023