



POSTED UXB TOWN CLERK  
2022 APR 21 PM 4:50

**TOWN OF UXBRIDGE**

Meeting

Cancellation

Board or Commission: **UXBRIDGE PLANNING BOARD AGENDA**

Meeting Date: **WEDNESDAY, April 27, 2022- 7:00 PM**

Place: **Town of Uxbridge Meeting Room & Remote**

Authorized Signature: \_\_\_\_\_

The Planning Board meeting will be both in person and by remote.

Join Zoom Meeting:

<https://uxbridge.zoom.us/j/8616203349> Meeting ID: 861 620 3349.

**CONTINUATION PUBLIC HEARING:**

**Definitive Subdivision Plan – Bowie’s Landing, 335 Williams Street:**

The applicant Katherine Boyer is seeking approval of a Definitive Subdivision Plan to create 2 residential lots. The property is located at 335 Williams Street and on Assessor’s Map 11, Parcel 1756. The title to said land is recorded in the Worcester District Registry of Deeds in Book 29720, page 80. The property is located in the Agricultural zoning district.

**CONTINUATION PUBLIC HEARING:**

**Special Permit Application Big Y Foods, Inc.**

The petitioner has submitted an application for a special permit application, fill/importation permit and stormwater permit to construct an approximately 55,000 sq. ft. full service supermarket with related parking and outbuilding of approximately 5,000 sq. ft to be used for retail purposes. The amount of importation is +/- 3,750 tons of soil fill and gravel and area filled is +/- 7 acres. The stormwater permit will require 7.25 acres of proposed disturbance and a total amount of impervious area being 133,730 sf. net increase over existing impervious area and 226,512 sf total impervious area not including impervious area on land located at 262 Millville Road and 240 South Main Street ,130.0-2077-000.0, 030.1-1926-000.0 in Uxbridge, MA. The application and plans are available at the Town Clerks office or can be viewed at the Planning Board office.

**ARTICLE 21: CITIZENS’ PETITION - AMENDMENT TO ZONING BYLAWS; ARTICLE VIII, SECTION 400-43 – HIGH RIDGE AGE RESTRICTED DEVELOPMENT OVERLAY DISTRICT**

To see if the Town will vote to amend the zoning bylaws by adding Section 400-43, the “High Ridge Age Restricted Development Overlay District,” in Article VIII of the Zoning Bylaws.

**SPONSOR:** Citizens' Petition

**ARTICLE 22: CITIZENS’ PETITION - AMEND & ADOPTION OF THE TOWN OF UXBRIDGE ZONING BYLAWS**

To see if the Town will vote to amend the Zoning Bylaws § 400-23 of the Town of Uxbridge by amending § 400-23 Section A.1. Number of Marijuana Establishments and Medical Marijuana Treatment Centers total number of retailers from 3 to 4.

**SPONSOR:** Citizens' Petition

**UXBRIDGE PLANNING BOARD AGENDA continued**  
**WEDNESDAY, April 27, 2022**

**MINUTES/MAIL/INVOICES:**

- April 13, 2022

**GENERAL BUSINESS:**

- ANR Plan -Mill Street
- Ledgemere Modification Decision
- Gun & Rod – As- built Release of Bond
- 186 Providence Street Modification
- ANY OTHER BUSINESS, which may lawfully come before the Board

**NEXT PLANNING BOARD MEETING: May 11, 2022**

**MEETING POSTINGS:**

Except in an emergency, a public body must post notice of a meeting at least 48 hours in advance, excluding Saturday's, Sunday's and legal holidays, except in emergencies. "Emergency" is a sudden, generally unexpected occurrence or set of circumstances demanding immediate action. In an emergency, a public body shall post notice as soon as reasonably possible prior to a meeting. Notice must include date, time and place of meeting. Must include listing of topics the chair reasonably anticipates will be discussed at the meeting. Topics must give enough specificity so that the public will understand what will be discussed at the meeting. Public bodies are encouraged to update the notice when aware of new topics within the 48-hour period before the meeting. Chairs should not post notices so far in advance that there is a high likelihood that new topics will arise, unless the chair updates the notice with any such new topics 48 hours in advance of the meeting.