



**The Rochester Planning Board will meet
in the Town Hall
on Tuesday, August 8, 2023 at 7:00 p.m.**

OR via Zoom at
Join Zoom Meeting
<https://us02web.zoom.us/j/84340551896>
Meeting ID: 843 4055 1896
Or Call: 1 646 876 9923

REC'D ROCHESTER TOWN CLERK
AUG 3 '23 AM 10:59

7:00 p.m. Call meeting to order.
(This meeting is being televised & recorded via digital audio recorder.)

1. **INFORMAL DISCUSSION**

2. **PUBLIC MEETINGS**

A Certificate of Completion Request submitted by Old Middleboro Road Solar, LLC, for the property located at 0 Walnut Plain Road, Old Middleboro Road, Rochester, MA 02770, identified as Map 21; 22; 23, Lot(s) 01, 03; 06. 6D, 7, 21, 23, 31. The applicant is requesting a Certificate of Completion for the project completed in compliance with the conditions set forth by the Rochester Planning Board with all disturbed areas appearing to be vegetated and stabilized.

A Requested for an Extension of Special Permits, filed by Snipatuit Road Solar, 529 Snipatuit Road, Map 47, Lot 9A, 0 Featherbed Lane, Map 46, Lot 26, 0 Snipatuit Road, Map 47, Lot 4, 0 Snipatuit Road, Map 46, Lot 27, 0 Snipatuit Road, Map 47, Lot 1. The applicant is requesting an extension on an application for Special Permits for Large-Scale Photovoltaic Installation and a Groundwater Protection District Special Permit. The applicant's representative is Beals and Thomas, Inc., 144 Turnpike Road, Southborough, MA 01772.

3. **PUBLIC HEARINGS**

(continued from June 13, 2023) A Special Permit and Site Plan Review application for the development of a commercial building, filed by Kenneth Steen, Rochester Properties, LLC, for the property located at 621 County Road, identified as Map 17, Lot 47. The applicant's proposed project is for the development of a commercial building which includes a recreational marijuana establishment. The applicant's representative is Phil Cordeiro of Allen & Major Associates, Inc. 10 Main Street, Lakeville, MA 02347.

(continued from July 11, 2023) A Site Plan Review application to relocate a native tree and perennial nursery, filed by Jennifer and Chuck Anderson, Tree Talk Natives, LLC, for property being leased at 157 Vaughan Hill Road, identified as Map 32, Lot 26. The applicant proposes to relocate a native tree and perennial nursery from Clarksburg, MD to Rochester where they are leasing a 2.5-acre field to sell native species.

4. **BOARD BUSINESS**

- **Minutes:** July 11, 2023 *Draft*
- **Signature:**
- **Review:** MOM *Dispensary Draft Decision*
- **Vouchers:** Fileguard, Monthly Storage, Invoice # 81831, \$9.75

Field Engineering, The Village at Plumb Corner, Invoice #15886, \$300.00
Field Engineering, Cranberry Hwy/MOM, Invoice #15887, \$2,250.00
Horsley Witten Group, Hazard Mitigation Plan, Invoice #55103, \$262.50

5. **NEW BUSINESS & PUBLIC COMMENTS**

6. **TOWN PLANNER UPDATES**

7. **OLD BUSINESS**

Renewable Energy Development Partners, LLC – Submittal of proposed paint for canopy trusses and piles

ADJOURNMENT