



**TOWN OF WEST NEWBURY
OFFICE OF THE PLANNING BOARD
381 MAIN STREET
WEST NEWBURY MA 01985
978-363-1100 X125 Fax: 978-363-1119
AGENDA**

**Wednesday, March 4, 2020 at 7:00 p.m.
2nd Floor Hearing Room-Town Office Building**

- Call to order.
 1. Discussion/Decision: Site Plan Review Application for New Pentucket Regional Middle-High School Building with related parking and athletic facilities. Owner/Applicant: Pentucket Regional School District.
- Recess for Scheduled Public Hearing

7:15 p.m. Public Hearing: Amendments to the Zoning Bylaw as follows: Adopt Table of Uses; Amend sections related to: care of animals (5.A.2.c.ii.c); professional home offices (5.A.2.c.iv); rules conflicting with agricultural, educational and child care use exemptions in G.L. Ch. 40A, S. 3 (5.A.3.b, 5.A.3.j & 5.B.2.e); convalescent homes, old age homes & sanitariums (5.A.3.h.); Congregate Housing (S.2 & 5.A.3.i); outdoor retail storage (5.B.1.e); residential units in buildings with commercial enterprises (5.B.2.f); and, properties having rooms for rent (S.2 & 5.A.2.c.iii).
- Reconvene Regular Meeting
 1. Preliminary Subdivision Plan for Deer Run (519 Main Street) – Deer Run Land Development LLC – Creation of new dead-end roadway and 4 total building lots.
 2. Pre-Application Conference: Site Plan Review for Page School Playground Accessibility Improvements – West Newbury Board of Selectmen
 3. General Business:
 - Updates- Sullivans Court Extension; Drakes Landing, 2020 MS4 Requirements
 - Minutes - February 4, 2020, February 18, 2020
 - Vouchers
 - Correspondence
 - Administrative Details – Signatures on Certificate of Vote for Drakes Landing Minor Modification
 - Items not Reasonably Anticipated by the Chair 48 Hours in Advance of a Meeting
- Adjournment

The Planning Board reserves the right to take Agenda items out of order.

