



**SOUTHBRIDGE
PLANNING BOARD
& SPECIAL PERMIT GRANTING
AUTHORITY**

MEETING NOTICE AND AGENDA

**July 13, 2022 · 6:30 PM
GAR Hall, Town Hall Lower Level
41 Elm Street, Southbridge, MA**

AGENDA

1. Call to Order
2. Approval of the Minutes of June 1, 2022, June 15, 2022, and June 29, 2022
3. Approval Not Required (ANR) Plan Applications:
4. **6:45 PM Special Permit Hearing** – as filed by Gregory Cormier, for the reestablishment of an existing residential structure per Section 6.5.C of the Southbridge Zoning Bylaws, located at 880 Main St.; Map 33; Lot 138 (Gregory Cormier, owner)
5. **Special Permit Modification** – as filed by Clean Energy Collective, LLC, for a proposed 3.0-Megawatt AC ground mounted photovoltaic solar array, on property located on Clemence Hill Road, Assessors' Map 17, Lot 1. (Lowden, LLC, owner)
6. **Workshop** – Bylaw sections 5 & 6.
7. Ongoing Business
 - a) Zoning non-conformance issues
 - b) Planning Board initiatives and studies
8. Staff Update
9. Board Forum
10. Next meeting and adjourn.

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TOWN OF SOUTHBRIDGE
2022 JUL -8 AM 8:50
TOWN ENGINEER'S OFFICE

The items listed which may be discussed at the meeting are those reasonably anticipated by the Chair. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.