



TOWN OF WAKEFIELD

PLANNING BOARD

NOTICE OF MEETING

December 12, 2023 | 7:00 p.m.

Via Zoom: <https://us06web.zoom.us/j/86000523581?pwd=WfOOnYIH17aJJyIAtKbuxRICfXsDW9.1>

Consistent with the Governor's orders extending certain provisions of the Open Meeting Law, every effort will be made to allow the public to view and/or listen to the meeting in real time. If you do not have a camera or microphone on your computer you may use the following dial in number: 1-301-715-8592 Meeting ID 860 0052 3581 Passcode: 271860. Please only use dial in or computer and not both, as audio feedback will distort the meeting. This meeting will be audio and video recorded. In compliance with the Americans with Disability Act, this location is accessible to people with disabilities, Wakefield provides reasonable accommodations and/or language assistance free of charge upon request. If you are a person with a disability and require information or materials in an alternate format, or if you require any other accommodation, please contact the Town's Disability Coordinator, William Renault-Town Engineer at 781-246-6308 as far in advance of the event as possible. Every effort will be made to grant your request. Advance notification will enable the Town to make reasonable arrangements to remove an accessibility barrier for you.

ITEM 1 | Call to Order

ITEM 2 | Approval of Minutes – November 28, 2023

ITEM 3 | Public Discussion - MBTA 3A Community Overlay - 7:05pm

7:05-7:20 – Presentation

7:20-8:15 – Q&A

ITEM 4 | 197 Prospect St/Clyde Court

1. Modify the Arborvitae covenant.
2. Release surety and close out subdivision request.

ITEM 5 | 466 Water St – ANR Plan

ITEM 6 | Wakefield Bylaw Review Committee – update

ITEM 7 | Subdivision Rules and Regulations

ITEM 8 | Master Plan Update

ITEM 9 | Future Agenda Items

ITEM 10 | Items Not Anticipated by Chair



ITEM 11 | Adjournment

Notes |

- **New town planning position: Senior Planner**, please find the link here:
https://www.wakefield.ma.us/sites/g/files/vyhlf3986/f/uploads/2023-10-24-job-posting-nu-s-13-senior-planner_2.pdf
- **MBTA Communities - Planning board resources and public forum**
<https://www.wakefield.ma.us/mbta-community-zoning-project>
- **Revised Subdivision Control Rules and Regulations** - the Planning Board is continuing to revise these with input from the Board and Building Department.
- [2033 Master Plan Project](#) - check out our Master Plan Project currently in development.
- [Wakefield Zoning Bylaw Review Committee](#) - work is underway.
- Next scheduled meeting January 9, 2024 7pm.