



## **OFFICE OF THE PLANNING BOARD**

Pembroke Town Hall, 100 Center Street, Pembroke, MA 02359

### **AGENDA**

**MONDAY, APRIL 1, 2019, 6:30 PM**

- 6:30 Public hearing for proposed zoning bylaw amendment to allow by special permit, throughout the entire town on tracts of land of at least 30 acres, certain age-restricted cluster developments that would contain a higher density of residential dwellings and less restrictive setbacks than is currently allowed in most of the town's zoning districts. The bylaw would require that at least 50% of the tract of land be reserved for open space, conservation, agriculture, recreation, park purposes or some combination thereof. (Continued from March 25, 2019)
- 7:30 Public hearing for proposed zoning bylaw amendment to create a new Community Center Redevelopment Overlay District, within which would be allowed by special permit multifamily residential, office, retail, medical, municipal, charitable, educational, restaurant and various other uses, in addition to the uses already allowed in the underlying zoning district. The proposed overlay district would consist of approximately 40 acres located off Center Street south of Town Hall, identified on Assessors' Map D9 as Lot 1, and Assessors' Map C9 as Lots 6, 34, 35, 42 and 46. (Continued from March 25, 2019)
- 8:30 Review of routine administrative matters, including possible approval and signing of building permits

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