

**TOWN OF HARVARD  
PLANNING BOARD AGENDA  
MONDAY, NOVEMBER 20, 2023 @ 7:00PM**

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Pursuant to Chapter 2 of the Acts of 2023, An Act Making Appropriations for the Fiscal Year 2023 to Provide for Supplementing Certain Existing Appropriations and for Certain Other Activities and Projects, and signed into law on March 29, 2023, this meeting will be conducted via remote participation. Interested individuals can listen in and participate by phone and/or online by following the link and phone number below.

THVolGovt Pro is inviting you to a scheduled Zoom meeting.

Topic: Planning Board

Time: Nov 20, 2023 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/83593794998?pwd=MUXQK0UXSXN5enpjTC9YNGFoWIZNUT09>

Meeting ID: 835 9379 4998

Passcode: 543547

One tap mobile

+16469313860,,83593794998# US

+19294362866,,83593794998# US (New York)

Dial by your location

- +1 646 931 3860 US
- +1 929 436 2866 US (New York)
- +1 301 715 8592 US (Washington DC)
- +1 305 224 1968 US

Meeting ID: 835 9379 4998

Find your local number: <https://us02web.zoom.us/u/kegX3FReLS>

**Public Comment**

- Old Business:**
- a) UTILE Ayer Road Workshop update.
  - b) Proposed Town Center Overlay District and Town Center Action Plan.
  - c) Prospective MBTA Multi-family zoned overlay district bylaw.
  - d) Planning Board comments to ZBA related to proposed 40-B at Old Mill & Ayer roads.

- New Business:**
- a) MBTA site designation survey
  - b) Establish date for commencement of MBTA-3A Public Hearing
  - c) Ayer Road Phase III: authority to proceed on Form Based Code

**Public Hearings:**

- 7:30pm**      **Continuation of a Public Hearing for 320 Ayer Road, Chestnut Tree & Landscape request for a Special Permit** under §125-13T to operate a Medium-scale commercial use, Landscaping Services involving equipment parking as allowed by special permit pursuant to the “Code of the Town of Harvard” as amended, and Site Plan approval under §125-38A(4) as well as the Protective Bylaw Chapter §125-23B and §125-46.

- Standard Business:**
- a) Review Metrics
  - b) Board Member Reports
    - Representatives & Liaisons Update

- Community Matters
- c) Master Planning for 2026
- d) Review Minutes: Oct. 16, 2023
- e) Review Invoices: UTILE invoice #10071 for \$21,115.00
- f) Discussion of storm water management peer review

The listing of matters are those reasonably anticipated by the chair which may be discussed at the meeting. 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.

**NEXT SCHEDULED MEETINGS:  
MONDAY, DECEMBER 4, 2023**

AS