

Town of Hingham



Planning Board Meeting Agenda

January 8, 2024

7:00 PM

Remote Meeting via Zoom:

Dial-in number: 929-205-6099 or Website address: <https://zoom.us/join>

Meeting ID: 846 7975 7835 Passcode: 676354

Reviews & Hearings:

1. **Rankin Residential**
210 Hull Street & 311 Rockland Street
Form A Application for Endorsement of an Approval Not Required (ANR) plan under the Subdivision Control Law in Residence District C
2. **Julie and Alejandro Rodriguez (Continued from 12/11/23)**
26 Lazell Street
Site Plan Review under § I-I of the Zoning By-Law to reconstruct a single-family dwelling with associated landscaping, hardscaping, grading, and drainage in Residence District C
3. **WS Development**
100 Derby Street
Review of a Parking Monitoring Report and renewal of the Shared Parking Model approved August 13, 2020 under § V-A of the Zoning By-Law for the Derby Street Shops in the Industrial Park and South Hingham Development Overlay Districts
4. **Salvatore and Rose Graceffa**
10 Bulow Road
Site Plan Review under § I-I of the Zoning By-Law to construct an addition, landscape, and hardscape in Residence District A
5. **Goose Holdings LLC**
33 Independence Lane
Site Plan Review under § I-I of the Zoning By-Law to reconstruct a single-family dwelling with associated landscaping, hardscaping, grading, and drainage in Residence District B
6. **Black Rock Development**
199 & 201 Ward Street
Modification of a Special Permit A3 and Site Plan Approval, originally issued September 18, 2023, under §§ IV-D and I-I of the Zoning By-Law, and a Special Permit A3 under § V-I of the Zoning By-Law, for a Definitive Plan Review of a Flexible Residential Development consisting of 3 single-family dwellings and a Common Driveway on 4.8 acres of land in Residence C District
7. **Zoning Articles**
 - a. **Update to Nursing Home Use**
 - b. **Brew Pub, Brewery, Winery, or Distillery Use**
 - c. **Update to Floodplain Map References and Regulations**
 - d. **Groundwater Protection Overlay District**
 - e. **Maximum Height in the Harbor Overlay District**
 - f. **Abandonment or Discontinuance of Nonconforming Conditions**
 - g. **MBTA Communities Multifamily Housing**
 - h. **Special Requirements in the Official and Open Space District**
 - i. **Electric Vehicle Charging Parking Requirements**
 - j. **Signage Reference Connection**
 - k. **Personal Wireless Services Facilities**

Other Business:

1. **Administrative Reports**
2. **Minutes**
3. **Adjourn**

This meeting is being held remotely as an alternate means of public access pursuant to Chapter 2 of the Acts of 2023 and all other applicable laws temporarily amending certain provisions of the Open Meeting Law. You are hereby advised that this meeting and all communications during this meeting may be recorded by the Town of Hingham in accordance with the Open Meeting Law. If any participant wishes to record this meeting, please notify the chair at the start of the meeting in accordance with M.G.L. c. 30A, § 20(f) so that the chair may inform all other participants of said recording.