

AGENDA
Ipswich, MA Planning Board Meeting and Public Hearings
Thursday, January 6, 2022 at 7:00 p.m.
Remote Using ZOOM

The Planning Board will conduct this meeting remotely using <https://zoom.us/> in accordance with the Governor's March 12, 2020 Order suspending provisions of the Open Meeting Law to promote public health and safety and social distancing. Zoom call-in information below.

1. 7:00 p.m. Citizen Queries
2. 7:05 p.m.* Announcement of Chapter 91 license application by Town of Ipswich for work on Topsfield Road right of way within waters of the Gravelly Brook
3. 7:07 p.m.* Request by Bruce Jewett for ANR Plan endorsement for plan of land at 20 Spring Street (Assessor's ID 31C 115A)
4. 7:10 p.m.* *Continued Public Hearing:* Public hearing to hear input relative to potential amendments to the *Planning Board's Special Permit Regulations*
5. 7:40 p.m.* *New Public Hearing:* Request by Helen Moore VonOehsen and William VonOehsen for a Special Permit to convert an accessory structure into a dwelling unit at 48 Turkey Shore Road (Assessor's Map 42A Lot 55), which is located in the Rural Residence A District, pursuant but not necessarily limited to *Sections V, IX.P and XI.J* of the Zoning Bylaw
6. 8:10 p.m.* *Continued Public Hearing:* Request by 50-56 Market Street LLC for a Special Permit for a multifamily residential development (adding 5 townhouses to an existing multifamily dwelling property) at 50-56 Market Street (Assessor's Map 42A Lot 202), which is located in the Central Business District, pursuant but not necessarily limited to *Sections V.D, VI, VII, IX.I, IX.K., and XI.J.* of the Zoning Bylaw
7. 8:40 p.m.* *Continued Public Hearing:* Ora, Inc. for Site Plan Review and a Special Permit to use 55 Waldingfield Road as a "Great Estate" for business purposes pursuant to Section IX.H of the Zoning Bylaw. The proposal involves the alteration of more than 2,500 sq. ft. of commercial space as described in Section X.B.1 and the increase of required parking spaces by more than 10 as described in Section X.B.3 of the Zoning Bylaw, as well as associated site work, at 55 Waldingfield Rd. (Assessor's Map 62, Lot 14), located in the Rural Residence A Zoning District, pursuant but not necessarily limited to the sections of the Zoning Bylaw cited herein as well as XI.J
8. 9:10 p.m.* *Continued Public Hearing:* 5 & 11 Washington St: Request by Triple Q LLC for a Special Permit and Site Plan Review for a 16-unit multifamily residential development at 5 and 11 Washington Street (Assessor's Map 41B Lots 274 and 275), which is located in the General Business District, pursuant but not necessarily limited to *Sections V.D, VI, VII, IX.I, IX.K., and X.* of the Zoning Bylaw and associated regulations
9. 9:40 p.m.* *Continued Public Hearing:* Request by Jan Lindsay for a Special Permit to convert an accessory structure into a dwelling unit at 5 Old England Road (Assessor's Map

** Times are anticipated; items may be considered prior to or following the time indicated.*

42D Lot 17), which is located in the Rural Residence A District, pursuant but not necessarily limited to *Sections V, IX.P and XI.J* of the Zoning Bylaw

10. 9:55 p.m.* Adopt minutes of December 16, 2021, depending on availability
11. 10:00 p.m.* Election of Board officers
12. 10:10 p.m.* Vote to authorize Board Chair and Ethan to sign plans and documents on behalf of Board after Board vote
13. 10:15 p.m.* Announcements/New Business: business not reasonably anticipated more than 48 hours in advance of the meeting
14. 10:20 p.m.* Adjournment

Ethan P is inviting you to a scheduled Zoom meeting.

Topic: Planning Board

Time: Jan 6, 2022 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/89966269785?pwd=WVNISIJBaUNLMErcTZSU3dQMmhSZz09>

Meeting ID: 899 6626 9785

Passcode: 838818

One tap mobile

+13017158592,,89966269785#,,,,*838818# US (Washington DC)

+13126266799,,89966269785#,,,,*838818# US (Chicago)

Dial by your location

+1 301 715 8592 US (Washington DC)

+1 312 626 6799 US (Chicago)

+1 929 205 6099 US (New York)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 669 900 6833 US (San Jose)

** Times are anticipated; items may be considered prior to or following the time indicated.*

Meeting ID: 899 6626 9785

Passcode: 838818

Find your local number: <https://us02web.zoom.us/j/89966269785>

** Times are anticipated; items may be considered prior to or following the time indicated.*