



TOWN OF KINGSTON **NOTICE OF MEETING**

BOARD:	Planning Board
DATE & TIME:	Monday, October 28, 2024 @ 7:00 PM
MEETING LOCATION:	Town House-26 Evergreen St. Room 200 & VIA ZOOM
AUTHORIZED SIGNATURE:	Tom Bouchard, Planning Chair

This meeting notice is being posted on the Official Town House Bulletin Board, pursuant to General Law Chapter 30A, Section 20. Said notice and agenda must be filed in the Office of the Town Clerk at least **48 HOURS** prior to such meeting. Such filing and posting shall be the responsibility of the officer calling such meeting.

AGENDA

7:00 PM – CALL TO ORDER – ROOM 200

AGENDA

7:01 PM Public Hearing-Warrant Article to amend Zoning Bylaws regarding MBTA Zoning and Residential Development Scheduling, respectively.

The Planning Board will hold a public hearing on Monday, October 28th, 2024 at 7:01 p.m. at the Kingston Town House, Room 200, 26 Evergreen Street, Kingston, Massachusetts, to present and discuss the following items for action at the 2024 Special Town Meeting which propose to:

1. To see if the Town will vote to amend the Town of Kingston Zoning Bylaws as follows, in order to comply with G.L. c. 40A sec. 3A and the Compliance Guidelines of the Executive Office of Housing and Livable Communities (EOHLC): (1) by adding terms relevant to the new proposed MBTA Communities Multi-family Overlay District (MCMOD) to Section 2 Definitions; (2) by modifying Section 3.1.B Overlay Zoning Districts under Section 3 Zoning Districts, to add reference to the MBTA Communities Multi-family Overlay District (MCMOD); (3) by modifying Section 6 Overlay Districts 6.1.A to add a new MBTA Communities Multi-family Overlay District (MCMOD); and (4) to amend the Town of Kingston Official Zoning Map to include the MCMOD Overlay District, or take any other action relative thereto; and
2. To see if the Town will vote to amend the Town of Kingston Zoning Bylaw, Section 9.7 Residential Development Scheduling, by deleting the Section in its entirety, or take any other action relative thereto.

Any person interested and desiring to comment on these items should appear at the time and place designated above. The complete text and any pertinent maps are on file and available for inspection at the Town Clerk's Office, Room 102, 26 Evergreen Street, Kingston and online at <https://www.kingstonma.gov/DocumentCenter/View/5268/KingstonMBTA-ZoningDistrict-WarrantArticle>.

7:02 PM Public Hearing- 22 Forge Road, Map 15 Lot 7-6. Accessory Dwelling Unit-petitioner(s) Frank & Susan Bowen

The Kingston Planning Board will hold a public hearing October 28th, 2024 at 7:02 PM at the Kingston Town House, 26 Evergreen St, Kingston, Massachusetts, in Room 200 on the Petition of Frank Bowen for approval of a Special Permit per the Town of Kingston Zoning Bylaw Section 5.2 Table of Uses and per Section 7.8 Accessory Housing Units to allow for an accessory dwelling unit at property owned by Frank H. and Susan M. Bowen located at 22 Forge Road and as shown on the designated Kingston Assessor's Map 15 Lot 7-6. A copy of the application and plans are available for inspection at the Town Clerk's Office, 26 Evergreen Street, Kingston, during regular hours.

Any person interested and desiring to comment on these items should appear at the time and place designated above. The complete text and any pertinent maps are on file and available for inspection at the Town Clerk's Office, Room 102, 26 Evergreen Street, Kingston.

7:04 Russell Pond Road-Release all lots.

7:05 Captain Jones Estates-Release escrow inspection funds ** and Bond

DISCUSSIONS

NEW/OLD BUSINESS

MEETING MINUTES

Approve Planning Board Meeting Minutes for October 7, 2024

NEXT REGULAR MEETING

Zoom Information:

<https://pactv.zoom.us/j/91752169575?pwd=dTBiSGdrMVFWR05yWmM1ck9QZE41QT09>

Meeting ID: 917 5216 9575

Passcode: 914134;

Or, dial by your location

+1 929 205 6099 US (New York)

This meeting of the Planning Board will be held in-person at the location provided on this notice. Members of the public are welcome to attend this in-person meeting or remotely. All Town Board and Commission meetings are required to provide remote participation. If there is a technical problem and remote participation cannot be provided, the meeting will end and be rescheduled.

The Town of Kingston advises its employees and the public that it does not discriminate based on a person's disability in employment or in access to its programs, services, and activities. This meeting location is accessible to people with disabilities. The Town of Kingston has designated Paul Armstrong to coordinate efforts to comply with the requirements of Executive Order 526, the Americans with Disabilities Act, the federal Rehabilitation Act and various other federal and state laws protecting the rights of people with disabilities.

If you have a disability and require a reasonable accommodation to fully participate in this event, please contact the ADA Coordinator no later than forty-eight (48) hours prior to the event by phone at 781-585-0505 or email parmstrong@kingstonma.gov to discuss your accessibility needs. Requests for accommodations or modifications made within the forty-eight (48) hour window will be honored to the maximum extent feasible, but it may not be possible to fulfill them.