

TOWN OF WESTBOROUGH
MASSACHUSETTS
Office of the Planning Board
Hazel Nourse, Chairperson
Jenny Gingras, Director of Planning



Forbes Municipal Building
45 West Main Street
Westborough, MA 01581
Tel: (508) 366-3055

Tuesday, August 5, 2025, at 6:30 P.M.
Great Hall, Forbes Building 45 West Main Street, Westborough MA 01581

Recorded by [Westborough TV](#) for future viewing

<https://westborough.patriotpermitpro.com>

The Meeting Packet Material will be available here:

<https://www.westboroughma.gov/971/Planning-Board-Meeting-Packets-by-Date>

MEETING AGENDA:

RECEIVED

By Town Clerk's Office, Town of Westborough at 3:06 pm, Jul 31, 2025

1. 6:30 P.M- Call to Order
2. Public Meetings/Hearings

Address	Applicant and Description of Request	Application ID
220 Turnpike Rd.	APPLICANT: James Ball on behalf of EverRise Full Site Plan Review- New office building	25-00701
12 Union St	APPLICANT: WDA Design on behalf of Jamie Anderson Minor Modification of Special Permit	25-02249
12 Union St	APPLICANT: WDA Design on behalf of Jaime Anderson (ANR) Approval Not Required	25-02250
25 Connector Rd	APPLICANT: WDG on behalf of Jacob Murray Minor Modification of Special Permit for Multi-Family	25-02231

1. Request for Performance Bond Reduction for the Ridings II Subdivision
2. Review of Subdivision Sign for Ridings II
3. Sustainable Westborough Representative
4. CMRPC Representative
5. Discussion on proposed Zoning changes
6. Administrative Business
 - Planning Updates
 - Reports of Board Members on Town Committees and CMRPC
 - Review and Approval of Meeting Minutes: 7-1-25
 - Upcoming Meeting Dates 9-2-25, 9-16-25,
 - Calendar change for 10-21-25 Planning Board meeting
7. Adjournment

8. **Executive Session:** under MGL c.30A, Sec 21(a)(3): to discuss strategy with respect to litigation re: 6 Humphrey Street Realty Trust and Jon Nichols, Trustee versus, Mark Silverberg, Christina Kelleher, John Gelcich, Jonathan Pezzoni, Hazel Nourse, Members of the Westborough Planning Board, Boston- Suffolk County Land Court Case Docket No. 25 MISC 000185 if the Chair declares that an open meeting may have a detrimental effect on the Town's litigating position.

9. **Adjournment of Executive Session**