

**AGENDA - REVISED**  
**Ipswich, MA Planning Board Meeting and Public Hearings**  
**Wednesday, August 25, 2021 at 7:00 p.m.**

**The Planning Board will participate in 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. Request by DC Ganley of Jeffrey's Neck Road Realty Trust for ANR plan endorsement for plan of land at 23-25-27 Jeffrey's Neck Road
3. 7:10 p.m.\* *New 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, including but not limited to Section XI.J, and the associated regulations and application materials.
4. 8:10 p.m.\* Adopt minutes of July 26, 2021 meeting, depending on availability
5. 8:15 p.m.\* Announcements/New Business: business not reasonably anticipated more than 48 hours in advance of the meeting
6. 8:20 p.m.\* Adjournment

Kristen Grubbs is inviting you to a scheduled Zoom meeting.

Topic: Planning Board Meeting and Public Hearing

Time: Aug 25, 2021 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/85830249233?pwd=eHgxYnJPb2VlVWFOSXJlZlRnSnJJZz09>

Meeting ID: 858 3024 9233

Passcode: 247485

Dial by your location

+1 929 205 6099 US (New York)

Find your local number: <https://us02web.zoom.us/u/kro5y4S4l>

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