



# TOWN OF LEYDEN

## Agenda

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### Planning Board

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**Location:** Leyden Town Offices – 7 Brattleboro Road

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**Date:** October 14, 2026

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**Time:** 6:00 PM

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**Zoom Link:** None

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**Agenda:** *(Topics that the Chair reasonably anticipates being discussed. Times are for planning purposes.)*

**Call to Order: 6:00 PM**

**New Topics:**

1. 6:00 PM: Meeting to be called to order;
2. Review/accept minutes of previous meeting(s);
3. Clarification of temporary use of a camper on a property;
4. Review of 2026 amendments to M.G.L Chapter 40A;
5. Review of new MA **State-required** town-wide consolidated local permitting process for proposed “clean energy infrastructure facility” (solar, wind, battery storage, etc.) This option must be offered now to any applicant, and requires decision completion within one year.

**Correspondence:**

1. Greenfield ZBA hearing on October 15, 2026 for 14 Miner Street for a special permit to allow the conversion of the building from office space to a single-family dwelling;

2. Greenfield ZBA hearing on October 15, 2026 for 65 Conway, 60 Wells, and 48 Wells Streets to amend the special permit granted in 2023 to delete reference to a “standby generator” in the permit conditions.

3. Greenfield ZBA hearing on October 15, 2026 for 5 & 9 Country Club Road for appeal of the letter from the Inspector of Buildings relative to a zoning enforcement determination concerning building permits.

**Continuing topics:**

1. Highway Dept.’s Equipment Shed special permit decision status;
2. 581 West Leyden Rd update;
3. Site plan review Bylaw sections;
4. Dark sky bylaw;

5. Use Table;
6. AI data center moratorium?

**Next Meeting: November 4, 6:00 PM? (2<sup>nd</sup> Wed. is Veteran's Day)**

**Adjourn:**

**Notes:** *At the discretion of the Chair, items not reasonably anticipated prior to the 48-hour posting requirement may be added.*