

AGENDA - REVISED

Town of Ludlow Planning Board

Meeting of: May 25, 2017

Time: 6:55 p.m.

Ludlow Town Hall – Selectmen’s Conference Room

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TOWN OF LUDLOW

Appointments:

- 6:55 – CONTINUED PUBLIC HEARING – SPECIAL PERMIT/ACCESSORY APARTMENT
– Kevin Lauer – 38 Andrew Street (adding a 730 sq. ft. accessory apartment)

- 7:00 – PUBLIC HEARING – SPECIAL PERMIT/HOME OCCUPATION – Peter Buscema –
119 East Akard Street (home office – promote at trade shows and special events)

- 7:15 – PUBLIC HEARING – SITE PLAN ADDENDUM - Eversource Energy, Attn: William
Blanchard - 0 Chapin Street (Assessors’ Map 27, Parcel 40)(update site plan for proposed
1.8 megawatt (MW) solar facility)

- 7:45 – SITE PLAN ADDENDUM – Ahmad Amin (Basics Mini Mart) – 190-194 East Street
(Assessors’ Map 14B, Parcel 112)(update site plan to show location of sign)

- 7:55 – ANR – Estate of Robert H. Farr, John Farr Executor – West Street (Lot 15)
(Assessors’ Map 8, Parcel 1A)(subdivide off Lot 15 from remaining parcel)

- 8:00 – ANR – Thomas A. Flebotte – 1145 East Street (Assessors’ Map 31, Parcels 80 & 81)
(combine two lots to build attached garage)

Miscellaneous/Discussion:

- ◆ Approve Site Plan Addendum - Mike Bertini – Ludlow High School – 500 Chapin Street
(Todd H. Gazda)(Assessors’ Map 16D, Parcel 67)(addition of parking lot)

- ◆ Meeting with Board of Selectmen re: Housing Production Plan, Smart Growth Funds –
June 20, 2017 @ 7:00 p.m.

Mail Items:

46. Cease & Desist letter from Dept. of Inspectional Services re: Waffle Ball Tournaments - 41 Meadowlark Circle
47. Response letters from Dept. of Inspectional Services re: Waffle Ball Tournaments - 41 Meadowlark Circle, & Reinstatement of Cease & Desist
48. Cease & Desist - 4th Notice – No Site Plan Approval - from Dept. of Inspectional Services - 0 Holyoke Street (Assessors' Map 3, Parcel 7A)
49. Violation letter from Dept. of Inspectional Services re: Shrubs obstructing corner view – 306-308 West Avenue
50. Legal Notice – Ludlow Conservation Commission – 58 Beachside Drive
51. Legal Notice – Ludlow Conservation Commission – Eversource right-of-way
53. Environmental Notification Form – 3419 Road Building Project – Eversource Energy

Consent Agenda:

The following items will be adopted by unanimous consent upon announcement by the Chairman unless a board member objects at that time. Any member may also request that an item be removed from the consent agenda for separate consideration. (Circulate documents for signatures)

- ◆ APPROVE/SIGN Minutes of April 27, 2017
- ◆ FILE Mail Item 52. - Legal Notices from surrounding communities
- ◆ SIGN Special Permits:
 - Norbert A. Pereira – 89 Cislak Drive (Home office – home improvement business)
 - Vanished Valley Brewery, Inc. – 782 Center Street (remove no point-of-sale operations)
- ◆ APPROVE Change of Occupancy:
 - Sarah Wenners – 251 Cady Street (hair salon)
- ◆ APPROVE/SIGN Bills – Ludlow Printing & Copy Center (business cards)
 - D. Stefancik (reimbursement for travel expenses)

All applicable paperwork is on file at the Planning Board Office during regular working hours. Not all topics listed in this notice may actually be reached for discussion. In addition, the topics listed are those which the Chairman reasonably expects will be discussed as of the date of this notice.