

# **AGENDA - REVISED** (06/13/24 2:30 p.m.)

***Town of Ludlow Planning Board***

***Meeting of June 13, 2024***

***Time: 7:00 p.m.***

***Ludlow Town Hall – Selectmen’s Conference Room***

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TOWN OF LUDLOW

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***Appointments:***

- 7:00 – CONTINUED PUBLIC HEARING – Special Permit/Estate Lot – Craig Authier - 0 Kendall Street (Assessors’ Map 11B, Parcel 100) (estate lot)
- 7:30 – PUBLIC HEARING – Special Permit/Home Occupation – Rosineide Carvalho – 118 Highland Ave. (Assessors’ Map 15A, Parcel 357) (home office for cleaning service)
- 7:40 – PUBLIC HEARING – Special Permit/Home Occupation – Nicholas Manewich – 356 Lyon Street (Assessors’ Map 18, Parcel 57B) (home office for general contracting & property management business)
- 7:50 – Site Sketch (3) Mike Bertini (Ludlow Public Schools) (storage shed additions at Ludlow High School, East Street School, and Harris Brook School)

***Mail Items:***

- 38. Legal Notice – Ludlow Conservation Commission – 58 Beachside Drive
- 39. Legal Notice – Ludlow Conservation Commission – 100 State Street, Suite 122

***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)*

- ◆ FILE Mail Item 37. - Legal Notices from surrounding communities
- ◆ APPROVE/SIGN Minutes of May 9, 2024, and Executive Minutes of November 9, 2023
- ◆ SIGN Special Permit:
  - Christopher Coelho – 149 Poole Street (real estate & consulting business)
- ◆ APPROVE Change of Occupancies:
  - Matthew Oquendo (T & J Autobody) 239 Hubbard Street (auto body shop to auto body shop)
  - Nicholas Morin, Iron Duke Brewing d/b/a Sole Syndicate Winery) 100 State Street, Suite 122 (add distilling & cidery operation within existing brewery)
  - Kul Sarki (Pizza Corner) 70 East Street (change of ownership – existing pizza shop)

◆ **ENDORSE Alteration Plan of Piney Lane**

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.