



Office of The Planning Board  
City of Leominster, Massachusetts  
City Hall  
25 West Street  
Leominster, MA 01453  
Phone: 978-962-3543

John Souza  
Chairperson

Carol Vittorioso  
Vice Chairperson

LEOMINSTER CITY HALL  
2023 JAN 27 PM 01:50

**AGENDA**  
**PLANNING BOARD MEETING**  
**February 6, 2023 6:30 PM**  
HELD AT CITY HALL IN THE T.A. CONFERENCE ROOM  
25 West Street, Leominster, MA  
Second Floor/Room 10

**SCHEDULED PUBLIC HEARINGS & OPEN PUBLIC MEETINGS**

6:30 Open Public Meeting for Site Plan Application for 536 North Main Street, Map 205, Parcel 2, for Taco John's Restaurant with drive-thru

**REGULAR MEETING**

**1.0 CALL TO ORDER**

**2.0 MINUTES OF PREVIOUS MEETING**

- 2.1 November 7, 2022
- 2.2 November 21, 2022
- 2.3 December 19, 2022

**3.0 PLANS SUBMITTED**

- 3.1 None

**4.0 OLD BUSINESS**

- 4.1 None

**5.0 NEW BUSINESS**

- 5.1 None

**6.0 COMMUNICATIONS**

- 6.1 Subdivision Regulations Amendments: Per the suggestion of the DPW on December 19, 2022 - *The Planning Board is to review and consider recommended amendments*
- 6.2 Subdivision Regulations Amendment, Timeframe for Mylar Signature - *The Planning Board is to review and consider recommended amendments*
- 6.3 Appointment of Chair and Vice Chair - *Planning Board to vote to make appointments for 2023*
- 6.4 Temporary Modification Site Plan Application for 135 Commercial Road, Map 570, Parcel 1, Home Depot. - *Planning Board to determine if this is a Minor or Major Modification and to vote accordingly.*
- 6.5 155 Tanzio Road, Site Plan - *Planning Board to discuss compliance with Site Plan Conditions of Approval - Updates provided by property owner in writing*
- 6.6 1771 Locke Drive, Site Plan - *Planning Board to discuss compliance with Site Plan Conditions of Approval - Updates provided by Property owner in writing*
- 6.7 Day Street Subdivision, Sawyer Way, New England Land Co. *Planning Board to consider declaring subdivision in default, in order to exercise bond to cover the costs of creating an estimate for the costs to complete the remaining required infrastructure*

**7.0 DIRECTOR'S REPORT**

- 7.1 Planning & Development Directors Report for February 6, 2023



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- 7.1.1 Conflict of Interest Training-Due February 28, 2023
- 7.1.2 CTPC (Citizen Training Planning Collaborative) - Continuing Education on 3/18/23
- 7.1.3 Site Plan Applications Form

**8.0 EXECUTIVE SESSION**

- 8.1 None

**9.0 ADJOURN**

- 9.1 The next meeting is currently scheduled for March 6, 2023, at 6:30 PM, at City Hall in the T.A. Conference Room/2<sup>nd</sup> Floor. Deadline for Application Submittal for this meeting is Monday, February 27, 2023 @ noon.

**Planning Board: Authority & Jurisdiction**

*The Planning Board is the board of permitted uses. Please be apprised that the authority of the Planning Board is to oversee and administer the City of Leominster Zoning Ordinance and Subdivision Regulations. The Board will act only on these authorities as outlined in the City Charter and no other matters of City business.*