



John Souza
Chairperson

Carol Vittoriosio
Vice Chairperson

Office of The Planning Board

City of Leominster, Massachusetts

City Hall

25 West Street

Leominster, MA 01453

Phone: 978-962-3543

2023 SEP 18 PM 2:27

RECEIVED
LEOMINSTER CITY CLERK

Meeting CANCELLED due to lack of Quorum

AGENDA

PLANNING BOARD MEETING

September 18, 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 Continued Open Public Meeting for Site Plan Application for 10 Jungle Road, Map 300, Parcel 13A, Bank with drive-thru, Restaurant with drive-thru, and retail
- 6:35 Open Public Meeting for Site Plan Application for 1281 Central Street, Map 500, Parcel 6-2
- 6:36 Open Public Hearing for Special Permit-USE Application for 1281 Central Street, Map 500, Parcel 6-2
- 6:45 Open Public Meeting for Modification of Site Plan Application for 155 Tanzio Road, Map 320, Parcel 3-3, Vehicle Overflow Lot
- 6:46 Open Public Hearing for Special Permit Application for 155 Tanzio Road, Map 320, Parcel 3-3, Vehicle Overflow Lot

REGULAR MEETING

1.0 CALL TO ORDER

2.0 MINUTES OF PREVIOUS MEETING

2.1 None

3.0 PLANS SUBMITTED

3.1 ANR for 54 Cottage Street, Map 9, Lot 13

3.2 Site Plan Application for 21 Jungle Road, Map 301, Parcel 1, Industrial Warehouse/Manufacturing

3.3 Site Plan Application for 468 Main Street, Map 241, Parcel 2, Carwash

3.4 Special Permit Application for 468 Main Street, Map 241, Parcel 2, Carwash

4.0 OLD BUSINESS

4.1 Site Plan Application for 10 Jungle Road, Map 300, Parcel 13A, Bank with drive-thru, Restaurant with drive-thru, and retail

5.0 NEW BUSINESS

5.1 Site Plan Application for 1281 Central Street, Map 500, Parcel 6-2

5.2 Special Permit-USE Application for 1281 Central Street, Map 500, Parcel 6-2

5.3 Modification of Site Plan Application for 155 Tanzio Road, Map 320, Parcel 3-3, Vehicle Overflow Lot

5.4 Special Permit Application for 155 Tanzio Road, Map 320, Parcel 3-3, Vehicle Overflow Lot

6.0 COMMUNICATIONS



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6.1 None

7.0 DIRECTOR'S REPORT

7.1 Planning & Development Directors Report for August 21, 2023

7.1.1 FY2024 Planning & Development Budget

7.1.2 Housing Committee - updates

7.1.3 MAPD-Annual Massachusetts Case Law Review: Webinar

8.0 EXECUTIVE SESSION

8.1 None

9.0 ADJOURN

9.1 The next meeting is currently scheduled for October 2, 2023, at 6:30 PM, at City Hall in the T.A. Conference Room/2nd Floor. Deadline for Application Submittal for this meeting is Monday, September 25, 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.