Please be advised that by Order of the Governor: *S 2475. An act relative to extending certain COVID-19 measures adopted during the state of emergency* – Please feel free to view this meeting via cable television as this meeting is broadcast live or via live stream. Instructions are on the town's website. You may also access the meeting by audio by calling 1-617-758-8793, attending via UberConference, or by attending in person

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TOWN OF LUDLOW

AGENDA

Town of Ludlow Planning Board
Meeting of February 23, 2023
Time: 7:00 p.m.
Ludlow Town Hall – Selectmen's Conference Room

Appointments:

7:00 – PUBLIC HEARING – Special Permit / Home Occupation – James L. Chenier – 628 Fuller Street (Assessors' Map 8, Parcel 37) (management of junk removal business)

7:10 – PUBLIC HEARING – Definitive Subdivision – VDS Properties, LLC c/o Mr. Joe Alves – 694 Chapin Street (Assessors' Map 16B, Parcel 1-1) (construction of an eight (8) lot residential subdivision and associated site improvements)

7:40 – PUBLIC HEARING – Zoning Bylaw Amendments (Adult Use Marijuana/Cannabis Establishments and Medical Marijuana Treatment Centers & Removal of Prohibition on Marijuana Establishments)

8:00 – ANR – Halama Family Irrevocable Trust – c/o John A. Halama – 0 Center Street (Assessors' Map 34, Parcel 7) (to allow for construction of a single-family house)

Discussion Items:

- Zoning Bylaws - Self-Service Storage Facilities & Agriculture Moderate Density District

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 12. - Legal Notices from surrounding communities
- APPROVE/SIGN Minutes of February 9, 2023
- APPROVE Change of Occupancy:
  - Town of Ludlow Veteran's Services (Marc Strange) – 487 Holyoke Street (from medical/health to Veteran's Services Offices)
- SIGN Special Permits:
  - Ceciley Fenno – 173 Winsor Street (mobile massage business)
  - Jennifer Molina – 155 Tower Road (telehealth therapy)

If for any reason the Planning Board meeting of February 23, 2023 is cancelled, the public hearing(s) will be re-scheduled to March 9, 2023

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.