



PLANNING BOARD

Notice of Public Meeting

Filed with Town Clerk:

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2020-08-21

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TOWN OF CHELMSFORD

PATRICIA E. DZURIS

TOWN CLERK

DATE: **Wednesday, August 26, 2020**

TIME: **7:00pm**

PLACE: Virtual meeting ADDRESS: ROOM:

Pursuant to **Governor Baker's March 12, 2020**, Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the **Governor's March 15, 2020** Order imposing strict limitation on the number of people that may gather in one place.

Welcome to the Planning Board meeting for Wednesday, August 26, 2020. This meeting is being televised by Chelmsford Telemedia and is being conducted remotely.

Topic: Planning Board

Time: Aug 26, 2020 07:00 PM

Join Zoom Meeting

<https://us02web.zoom.us/j/83227410616?pwd=THBldHpOU0NjN3dkalhMMW9kSU1vZz09>

Meeting ID: 832 2741 0616

Passcode: 697920

Call into the meeting – 929-205-6099

Agenda

Administrative Review:

Bond Release- Marchildon Lane, Jeff Brem, Meisner-Brem Corp., Requests release of Bond.

<https://www.chelmsfordma.gov/DocumentCenter/View/11523/Marchildon-Lane-Bond-Release-letter-2020-6-26>

18 Perham St. ANR #668 Request for endorsement

Scott and Amy Venier, 18 Perham Street, seek endorsement of an approval not required plan

<https://www.chelmsfordma.gov/DocumentCenter/View/11553/ANR-668-Perham-Application>

<https://www.chelmsfordma.gov/DocumentCenter/View/11554/ANR-668-Perham-Road>

330 Billerica Road, RMR Group PB# 2020-06 BAOD Applicability Finding

330 Billerica Road, RMR Group, is seeking BAOD (Business Amenity Overlay District) Applicability approval Under 195- 47 and 195- 119 B 56755 sf upscale fast casual restaurant with a drive thru and up to 10,000 sf retail / restaurant / fast food

<https://www.townofchelmsford.us/DocumentCenter/View/11558/Chelmsford-330-Billerica-Road>

248 Princeton Street PB #2020-07 CEIOD Applicability Finding

248 Princeton Street, Page and Trahan Companies, seeks applicability finding under CEIOD and is subject to Article XXII- Inclusionary Zoning to construct 12 townhouses style in two buildings,

<https://www.townofchelmsford.us/DocumentCenter/View/11556/Glenview-Package>

Continued Public Hearings:

Continued

Stonegate Construction, Inc., 1 Billerica Road and 44 Central Square requesting Site Plan Approval, section

195-104, and Special Permits under Article XXII, Village Center Overlay District (VCOD) and any other relief that may be deemed necessary. The proposed project consists of reuse and redevelopment of the Fisk House and Odd Fellows Hall into commercial space and a 100 seat restaurant and 8 apartments respectively. A 32 unit multi-family structure is proposed for the adjacent parking area. The site is located in the Village Center Overlay District and consists of approximately 3.5 acres as shown on Assessors Map 84, Block 334, Lots 10 and 11.

<https://www.townofchelmsford.us/DocumentCenter/View/11419/1-Billerica-19222-19223-Transmittal-Letter-7-16-20> <https://www.townofchelmsford.us/DocumentCenter/View/11416/1-Billerica-15119---Elevation-Exhibit>
<https://www.townofchelmsford.us/DocumentCenter/View/11417/1-Billerica-19222-LM-REV-7-16-20---Site-Plan>
<https://www.townofchelmsford.us/DocumentCenter/View/11418/1-Billerica-Fiske-House-App-CHC-7-14-2020>

Northstar Realty LLC. 236 Groton Road for an eleven-lot Definitive Subdivision. The Applicant requests Definitive Subdivision approval and applicable waivers under Subdivision Control Law and the Rules and Regulations Governing the Subdivision of Land in the Town of Chelmsford. The project calls for the construction of a new dead end roadway, and the construction of 11 duplexes on 11 new lots. One new duplex is proposed to replace an existing home using frontage for 236 Groton Road. The site is located in the RC Residential Zoning District. The project consists of 5 properties totaling approximately 8 acres as shown on Assessors Map 23, Block 92, Lots 1, 2, 3, 4 and 9.

NEW PLANS:

<https://www.chelmsfordma.gov/DocumentCenter/View/11552/Groton-Road-19110-Northstar-PB-letter-8-19-20>
<https://www.chelmsfordma.gov/DocumentCenter/View/11551/Groton-Road-19110-Supplemental-Data-Report-REV-1>
<https://www.chelmsfordma.gov/DocumentCenter/View/11550/Groton-Road-19110---Site-Plans-8-19-20>

Meeting Minutes- 7-8-2020

<https://www.chelmsfordma.gov/DocumentCenter/View/11549/7-8-2020>

Next Meetings- September 9, 2020 September 23, 2020