



# City of Lowell - Planning Board

## Planning Board Agenda

Thursday, February 22, 2018 6:30 p.m.  
City Council Chambers, 2<sup>nd</sup> Floor, City Hall  
City of Lowell, 375 Merrimack St, Lowell, MA

- I. **Minutes for Approval**
- II. **Continued Business**
- III. **New Business**

### **Preliminary Subdivision: Montreal Street Extension 01852**

The applicant is proposing to create New Tanner Street to connect to the Montreal Street extension as Phase I of the Tanner Street Realignment.

### **Site Plan Review and Special Permit: 585, 591, 605, 609.1, 619, 629, 639 Market Street; 616, 628, 636, 646, 650, 666 Merrimack Street; 23 Cabot Street 01854**

An application was submitted by George Theodorou, Esq. on behalf of The Union Lowell, LLC seeking Site Plan Review and Special Permit approval at 585, 591, 605, 609.1, 619, 629, 639 Market Street; 616, 628, 636, 646, 650, 666 Merrimack Street; and 23 Cabot Street. The applicant proposes to construct a one hundred and sixty three (163) unit privately developed and operated dormitory. The proposed project is located in the Urban Mixed Use (UMU) zoning district. The project requires Site Plan Review approval under Sec. 11.4 and 7.8 and Special Permit under Article 12: Table of Uses from the Planning Board and any other relief required of the City of Lowell Zoning Ordinance.

### **Special Permit: 25 Merrimack Street 01852**

An application was submitted by Josh Harper seeking Special Permit approval from the Planning Board at 25 Merrimack Street. The applicant proposes to open a Walgreens Community Pharmacy medical center in the ground floor of the existing building. The parcel is in the Downtown Mixed Use (DMU) zoning district and the use requires a Special Permit from the Planning Board under Article XII, Section 12.8c of the Table of Uses and any other relief required of the City of Lowell Zoning Ordinance.

### **Site Plan Review and Special Permit: 230, 234 Appleton Street 01852**

An application was submitted by Stephen Geary, Esq. seeking Site Plan Review and Special Permit approval at 230, 234 Appleton Street. The applicant proposes to convert a mixed use building with nine (9) residential units to fifteen (15) residential units. The proposed project is located in the Urban Mixed Use (UMU) zoning district. The project requires Site Plan Review approval under Sec. 11.4, a Special Permit under Article 12: Table of Uses, and a Special Permit for a parking reduction under Sec. 6.1.6 (6) from the Planning Board and any other relief required of the City of Lowell Zoning Ordinance.

- IV. **Other Business**

### **Pre-Application: Site Plan Review and Special Permit: 355-357 Pawtucket Street 01854**

The applicant is proposing to convert the former Franco American School into multi-family residential and office uses.

- V. **Further Comments from Planning Board Members**
- VI. **Adjournment**

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