



City of Lowell - Planning Board

Planning Board Agenda

Monday, May 21, 2018 6:30 p.m.

City Council Chambers, 2nd Floor, City Hall
City of Lowell, 375 Merrimack St, Lowell, MA

I. **Minutes for Approval**

05/07/18

II. **Executive Session**

The Law Department will provide an update on pending litigation.

III. **Continued Business**

Special Permit(s): 484 Merrimack Street 01854 (Continued from 4/19/2018)

An application was submitted by Tran Realty Corporation seeking Special Permit approval from the Planning Board and Variance Approval from the Zoning Board to add a ground floor restaurant and 15 residential dwelling units to an existing building at 484 Merrimack Street. The building is located in the Urban Mixed Use (UMU) zoning district and requires Special Permit approval from the Planning Board under Section 6.1.6 for a 50% reduction in the residential parking requirement and under Article 12 Table of Uses: Section 12.1.e for the proposed residential units, Variance approval from the Zoning Board under Section 6.1.4(4)c for off-street restaurant parking and under Section 6.1.10 for minimum access drive width and minimum setback from the building, as well as for any other relief required under the Lowell Zoning Ordinance.

IV. **New Business**

Rezone Petition: 39 Plymouth Street 01854

A proposed zoning amendment was submitted to extend the existing Institutional Mixed Use (INST) zoning district to include the area of 39 Plymouth Street. The subject property is presently zoned Traditional Multi Family (TMF).

V. **Other Business**

Minor Modification: 42 Wellman Street 01851

The proponent has proposed minor changes to the project for the Board to review.

VI. **Further Comments from Planning Board Members**

VII. **Adjournment**

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