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By Posted at 2:28 pm, Feb 24, 2022

NOTICE OF MEETING CITY OF MELROSE, MASSACHUSETTS

ORGANIZATION: Melrose Planning Board

MEETING DATE: Monday, February 28, 2022

TIME: 7:30 PM

MEETING LOCATION: Remote

REQUESTED BY: Gregory Sampson, Chair

AGENDA

- 1. MINUTES**
 - a) Planning Board Regular Meeting, January 24, 2022
- 2. SITE PLAN REVIEW – Public Hearings**
 - a) Case 22-001, 148 Myrtle Street, Brown Dog Properties, LLC
 - b) Case 21-002-R, 735 Newburyport Turnpike, John T. Pugh II
- 3. OTHER**
 - a) Housing Production Plan Presentation and Vote
- 4. RECOMMENDATIONS TO THE BOARD OF APPEALS**

Board of Appeals Public Hearing on March 9, 2022:

 - a) Case 21-016-R, 735 Newburyport Turnpike, Pugh Management, LLC
 - b) Case 22-003, 66 Beech Street, Johanna & Kevin Cohan
- 5. NEXT MEETING**
 - a) Planning Board Annual Meeting, Monday, March 28, 2022

Pursuant to An Act Extending Certain COVID-19 Measures Adopted During the State of Emergency signed by Governor Baker on June 16, 2021, this meeting will be conducted via remote participation. Meeting access information and the general



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guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting can be found on the City of Melrose's website, at www.cityofmelrose.org/remote-meetings as soon as it is available. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings in real time, or in the event that we are unable to do so, we will post on the mmtv3.org website an audio or video recording, transcript, or other comprehensive record of proceedings as soon as possible after the meeting. A link will also be available on www.cityofmelrose.org.



RECEIVED

By Posted at 10:12 am, Feb 11, 2022

NOTICE OF MEETING CITY OF MELROSE, MASSACHUSETTS

ORGANIZATION: Melrose Planning Board

MEETING DATE: Monday, February 28, 2022

TIME: 7:30 PM

MEETING LOCATION: Remote

REQUESTED BY: Greg Sampson, Chairman

PUBLIC HEARING NOTICES

148 Myrtle Street, Case 22-001

The Planning Board of the City of Melrose will hold a remote public hearing on the application of Brown Dog Properties, LLC for Site Plan Review in accordance with §235-16.1 of the Zoning Ordinance and for a Special Permit under §235-40.C for a reduced parking requirement. The proposal involves demolishing the existing structure and constructing five residential units with five parking spaces at 148 Myrtle St, Melrose, owned by Bradley Hutchinson, on a lot of land containing 11,004 sf and shown on Assessor's Map C8 0 31.

735 Newburyport Turnpike, Case 21-002-R

The Planning Board of the City of Melrose will hold a remote public hearing on the application of John T. Pugh II for revisions to the Site Plan Approval, Case 21-002, in accordance with §235-16.1 of the Zoning Ordinance. The approved proposal involves the demolition of the existing structures on the lot and the construction of a 94,095 SF warehouse/ distribution facility with an associated loading dock providing stalls for 16 tractor trailers and 7 box trucks, as well as off-street parking spaces on the property located at 735 Newburyport Turnpike, Melrose on a lot of land containing 5.01 acres in size and shown on Assessor's Map J3 0 9. The revisions include changes to the driveway configurations, reduction in the number of parking spaces and open space, and other site adjustments.



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