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By Town Clerk's Office at 3:59 pm, Apr 14, 2022



Town of Burlington Planning Board
Notice of Public Meeting and Meeting Agenda

Main Hearing Room, Burlington Town Hall, 29 Center Street, Burlington, MA 01803

April 21, 2022

*Paul Raymond, Member Clerk
Ernest E. Covino
Barbara G. L'Heureux*

Brenda Rappaport, Chairman

*William Gaffney, Vice Chairman
Joseph A. Impemba
Mike Espejo*

*Brady Caldwell, Assistant Planner
Dawn Cathcart, Recording Clerk*

Kristin Kassner, Planning Director

*Elizabeth Bonventre, Senior Planner
Jennifer Gelinias, Administrative Assistant*

The Cisco Webex Link is:

<https://townofburlington.webex.com/townofburlington/j.php?MTID=mb46fdc8997924f9a7d066dd48a72752e>

If you would prefer that the Planning Board email a meeting invitation link directly to you, please email Planning@Burlington.org by 12:00 PM on April 21, 2022

Meeting number: 2342 829 5489

Meeting password: 1645 Phone Number: 1-617-315-0704

The following times are approximate, except for items marked with an (*) which are new public hearings and will not start before the scheduled time.

7:00 P.M.

1) Call Planning Board Meeting to order

2) Citizens Time

3) Announcements

4) Legal Notices of Interest

5) Non-Approvals

6) Administrative Matters

a) Community Preservation Act (CPA) Presentation – CPA Committee

7) Matters of Appointment

a) Continued Public Hearing – Petition to amend the Zoning Bylaw, Article III “Districts”, Article IV “Use Regulations”, and Article VIII “Overlay Districts (8.5.0 Town Center)” to create a new zoning District “Town Center Multifamily (TCM)” - Submitted by Novaya Real Estate Ventures LLC

b) Continued Public Hearing – Petitions to rezone property to the Town Center Multifamily (TCM) District – 135, 137, 137R, 139A, 139 Cambridge Street - Submitted by Novaya Real Estate Ventures LLC

- c) Continued Public Hearing – Petition to amend the Zoning Bylaw, Article II: Definitions and Article V “Dimensional Requirements” to address Groundwater Separation for One -Dwelling District - Submitted by the Planning Board
- d) *Public Hearing – Application for Approval of a Special Permit pursuant to Section 4.2.6.9 “Fast Order Food Establishments” of the Zoning Bylaws – 120 Cambridge Street – Khatra & Hirani Realty Group, LLC, Applicant
- e) Continued Public Hearing – Application for Approval of a Special Permit pursuant to Section 4.2.6.2 “Convenience food stores, drugstores, retail stores for sale of beauty and health aids, smoking supplies, periodicals; none with the sale of food intended for consumption on the premises” of the Zoning Bylaws – 226 Cambridge Street – Burlington Smoke Shop Inc., Applicant

8) **Minutes**

9) **Other Business**

- a) **Discussion**
- b) **Correspondence**
- c) **Reports from Town Counsel**
- d) **Subcommittee Reports**
- e) **Unfinished Business**
- f) **New Business**