



TOWN of WILMINGTON
DEPARTMENT OF PLANNING & CONSERVATION
121 GLEN ROAD, WILMINGTON, MA 01887 www.wilmingtonma.gov (978) 658-8238

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TOWN OF WILMINGTON, MA

PLANNING BOARD
MEETING AGENDA
January 4, 2022
Virtual (Zoom) format – 7:30 p.m.
(Originally posted December 30, 2021 at 12:05 p.m.)
(Revised posted January 4, 2022)

This meeting of the Wilmington Planning Board is being conducted via remote participation. **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, via technological means. Members of the public who would like to participate in the meeting via Zoom can do so by going to this link: <https://us02web.zoom.us/j/88237507276?pwd=cVlxSmF6T2d3R0JOUTlvOVN5c2xVdz09> Members of the public who would like to listen to this meeting while in progress may also do so via telephone by dialing 1-646-558-8656 and enter meeting ID 882 3750 7276 then press # and press # again at the next voice prompt. Members of the public attending this meeting virtually will be allowed to make comments if they wish to do so, during the portion of the hearing designated for public comment, by following the steps previously noted then press *9 on their telephone keypad or using the “raise hand” function on Zoom. This will notify the meeting host that the caller wishes to speak. In the event that despite our best efforts, we are not able to provide for real-time access, we will post a record of this meeting on the Town’s website as soon as we are able.

1. **Minutes**

2. **Form A:**
None

3. **Matters of Appointment**

7:30 p.m. – 7:40 p.m. Continued Public Hearing – Site Plan Review #21-05, Stormwater Management Permit #21-05, and Parking Relief Special Permit #21-01 for 225 Andover Street - Map R1 Parcel 108 – American Maplewood Properties LLC, Applicant

Site Plan Review Action Deadline – January 31, 2022

Stormwater Management Permit Action Deadline – Jan. 31, 2022

7:40 p.m. – 7:45 p.m. Continued Public Hearing - Site Plan Review #21-17 for
REQUEST TO CONTINUE 625 Main Street - Map 40 Parcel 2A – Timothy Greene, Applicant
Site Plan Review Action Deadline – January 14, 2022

7:45 p.m. – 8:00 p.m. Continued Public Hearing - Site Plan Review #21-15 and
REQUEST TO CONTINUE Stormwater Management Permit #21-12 for 99 Fordham Road
Map 99 Parcel 135 - Jill Elmstrom Mann, Esq. for
Carlisle Capital Corporation, Applicant
Site Plan Review Action Deadline – January 31, 2022
Stormwater Management Permit Action Deadline – Jan. 31, 2022

REQUEST TO CONTINUE Public Hearing – Parking Relief Special Permit #21-03 for
99 Fordham Road - Map 99 Parcel 135 - Jill Elmstrom Mann, Esq. for
Carlisle Capital Corporation, Applicant

8:00 p.m. – 8:15 p.m. Continued Public Hearing – Site Plan Review #21-16 and Stormwater Management Permit #21-13 for 36 & 38 Upton Drive
Map R1 Parcels 18 & 18L – Michael A. Cantalupa, Applicant
Site Plan Review Action Deadline – Jan. 31, 2022
Stormwater Management Permit Action Deadline – Jan. 31, 2022

8:15 p.m. – 8:30 p.m. Continued Public Hearing – 81G Application #21-01 and Stormwater Management Permit #21-14 for 11 Commonwealth Avenue
REQUEST TO CONTINUE
Map 40 Parcel 168A – S & K Associates, LLC, Applicant
81G Application Action Deadline – January 31, 2022
Stormwater Management Permit Action Deadline – Jan. 31, 2022

8:30 p.m. – 8:45 p.m. Public Hearing – Definitive Subdivision #21-01 and Stormwater Management Permit #21-15 for Eagleview Drive off Marion Street
Map 5 Parcels 2J, 3, 3A, 3C, 3D, & 3E – Craig Newhouse, Applicant
Definitive Subdivision Action Deadline – April 24, 2022
Stormwater Management Permit Action Deadline – April 24, 2022

8:45 p.m. – 9:00 p.m. Public Hearing – Site Plan Review #21-18 for 773 Salem Street
Map R1 Parcel 23 – Ellen Freyman, Esq. for Verizon, Applicant
Site Plan Review Action Deadline – February 13, 2022

4. **Board of Appeals**

None

5. **Old Business**

None

6. **New Business**

Request to establish and accept surety for Highland Estates Definitive Subdivision #19-02 45 and 47 Hopkins Street, 8 Sarafina's Way, and abutting parcels off Sarafina's Way, Peabody Avenue, Lynn Avenue, and Reading Avenue - Map 10 Parcels 5, 5A, 6, 36, 37, 38, 39, 40, 49, 50, 51, and 52A, James Castellano, LLC, Applicant

Request to endorse sheet PP-1 of plan set for Site Plan Review #21-09 for 201 Lowell Street (Parcel A) - Map 48 Parcel 73A

Michael Kieran for Textron Systems Corp, Applicant and

Request to endorse sheet PP-1 of plan set for Site Plan Review #21-10 for 201 Lowell Street (Parcel B) - Map 48 Parcel 73A

Andrew Gallino for ND Acquisitions LLC, Applicant

Discussion

Potential Zoning Changes

Adjourn

Next Planning Board meeting: February 1, 2022

This agenda has been prepared in advance and represents a listing of topics that the chair reasonably anticipates will be discussed at the meeting. However, the agenda does not necessarily include all matters which may be taken up at this meeting.