

DEVELOPMENT REVIEW BOARD
MEETING AGENDA
February 12, 2024
Monday – 6:00 P.M.

Topic: **Ludlow Development Review Board - Hybrid**
Time: February 12, 2024 05:45 Eastern Time (US and Canada)

Join Zoom Meeting
[Ludlow Development Review Board Zoom Link - February 12, 2024](#)

Meeting ID: 960 3551 7223
Passcode: 153190

AGENDA

1. CALL MEETING TO ORDER
- Roll Call

2. PUBLIC HEARING:
Applicant: The Keenland Group, LLC
Application No. 083-88-CU, Amd No. 6
Property Location: 117 Main Street
REASON FOR HEARING: Application for a covered dining patio with outdoor seating, and flood damage repairs, in accordance with the Flood Hazard Regulations, Article 6.

3. PUBLIC HEARING:
Applicant: Jerry and Heather Tucker
Application No. SUB24-002
Property Location: 68 Flatow Road
REASON FOR HEARING: Application is for the Subdivision of one 10.01 acre lot into two lots. This project is located within the Town Residential District.

4. PUBLIC HEARING:
Applicant: Jewell Brook, LLC
Application No. 1 Parker Avenue
Property Location: SUB24-001
REASON FOR HEARING: Application is a subdivision of a 2.2 acre lot into four lots. This project is located within the Village Residential-Commercial District.

5. RECESSED PUBLIC HEARING:
Applicant: Mill Condominium Owners Assoc.
Application No. 464-18-FHR, Amd. 2
Property Location: 145 Main Street

REASON FOR HEARING: Application is a Flood Hazard Review of the COA’s responsibility to comply with the Ludlow Flood Hazard Regulations Article 6, in addition to the repair of pedestrian decks on the rear of the building.

6. RECESSED PUBLIC HEARING:

Applicant: Shaw’s Supermarket
Application No. 23-110-FHR
Property Location: 213 Main Street

REASON FOR HEARING: Application to rebuild the interior of the Shaw’s Supermarket, and the existing plaza, after receiving major flood damage on July 10, 2023.

7. RECESSED PUBLIC HEARING:

Applicant: Divided Sky Foundation
Application No. 474-21-CU, Amd. No. 1
Property Location: 262 Fox Lane

REASON FOR HEARING: The applicant proposes to replace the swimming pool with a buried 13,000 – 15,000-gallon fiberglass storage tank that will have a piped connection to the existing buried piping for the fire protection system, water will flow via gravity from the buried tank to the booster pump and sprinkler system, as necessary.

8. RECESSED PUBLIC HEARING:

Applicant: Del Tufu Real Estate, LLP (Eight Oh Brew)
Application No.: 464-18-FHR, Amd 1
Property Location: 145 Main Street, the Mill, Units 106 & 107

REASON FOR HEARING: Application for reconstruction of the interior units caused by extensive flood damage.

9. RECESSED PUBLIC HEARING:

Applicant: Eric Alden
Application No.: 80-50-CU, Amd 2
Property Location: 145 Main Street, the Mill, Units 102, 103, and 104

REASON FOR HEARING: Application for reconstruction of the interior units caused by extensive flood damage.

10. MINUTES

- November 13, 2023
- December 11, 2023
- January 22, 2024

11. OTHER BUSINESS

12. ADJOURN