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**By City Clerk at 6:29 pm, Oct 01, 2024**



MEMORIAL BUILDING – ROOM 121  
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KRISTINA JOHNSON, CHAIR  
JOSEPH NORTON, VICE-CHAIR  
THOMAS BUJE  
MITCHELL MATORIN  
JEFFREY JOHNSON

**Planning Board Agenda  
October 10, 2024 at 7pm**

**Ablondi Room, First Level, Memorial Building and Via Zoom**

If you are looking to watch the hearing online, please follow this weblink to participate via the Zoom software:

<https://us02web.zoom.us/j/88097998901?pwd=2k0ENHERCodf9rou9rw2USlv5MZPwJ.1>

Password: 321625

You can also participate via phone by dialing one of the following numbers:

Dial by your location +1 301 715 8592 US (Washington DC), +1 312 626 6799 US (Chicago), +1 646 558 8656 US (New York), +1 253 215 8782 US (Tacoma), +1 346 248 7799 US (Houston)

Meeting ID: 880 9799 8901

*Public comments will be accepted during the public comment periods designated by the Chair. Some items may not be discussed in the order listed. All topics may be subject to deliberation and vote.*

Applications and plan documents submitted by applicants are available at:

<https://www.framinghamma.gov/69/Planning-Board> Under Case Files

- I. **Planning Board Meeting Minutes – September 19, 2024**
- II. **Closed Public Hearings – Continued Deliberation**
  - **PB-05-24 – 63 & 75 Fountain Street**, Continued deliberation for Application of 63 & 75 Fountain Framingham Manager LLC, for Special Permit Multifamily >30,000 ft<sup>2</sup>, Special Permit Land Disturbance & Stormwater Management, Major Site Plan Review, Waiver by Special Permit residential composition less than 20% units <600 ft<sup>2</sup>, Special Permit relief from minimum parking stall dimensions, Special Permit mixed use building >30,000 ft<sup>2</sup>, Waiver by Special Permit separation residential/non-residential, Special Permit mixed use complex >30,000 ft<sup>2</sup>. The proposed project involves a two-phase construction of a mixed-use complex, including a multi-family residential development, café, community/gallery space, and expansion of the existing daycare. The first phase would include demolition of the existing building at 75 Fountain Street and construction of a 211-unit residential building including two levels of garage parking and five levels of residential and amenity space. The second phase would include the renovation of the existing building at 63 Fountain Street into 39 loft-style units. **(The public hearing has been closed).**  
[Case File Link](#)
- III. **Public Hearings**
  - **PB-07-24 –180 Franklin Street**, Continued public hearing for Application of Charles Zammuto for a Special Permit, multifamily >30,000 SF; Major Site Plan Review; and Special Permit, drive aisle width reduction. The applicant is proposing a 5-story multi-family residential building with 48 dwelling units and all (93) accessory parking spaces located within the building, of which 68 are below-grade.  
[Case File Link](#)
- IV. **Staff and Business report**
- V. **Adjournment**