



**PUBLIC MEETING NOTICE**  
**Worcester Planning Board**  
**136 Burncoat Terrace**  
**(MBL 22-034-00066)**

TCP Homes Inc. has applied to the Planning Board seeking Definitive Site Plan Review under the requirements of the City of Worcester Zoning Ordinance. Presently on the premises is a vacant wooded lot. The property is located within an RS-7 (Residence, Single Family) zoning district. The applicant seeks approval to construct a single-family detached dwelling and to conduct associated site improvements (PB-2024-036).

A public meeting on the application will be held on **Wednesday, June 12, 2024, at 5:30PM in the Levi Lincoln Chamber**, 3rd floor of the City Hall, 455 Main Street, Worcester, MA. Meeting attendees will additionally have options to participate remotely by joining online using this link <https://cityofworchester.webex.com/meet/planningboardwebex> and/or calling **844-621-3956 (Access Code: 2633 685 5101)**. *Note: if technological issues interrupt the virtual meeting component, the meeting will continue in person.*

Application materials may be viewed online at: <http://www.worcesterma.gov/planning-regulatory/boards/planning-board>, or at City Hall, 455 Main Street, Rm. 404, Worcester, MA from 8:30 AM to 5:00 PM, Mon-Fri.

For more information concerning this meeting please contact the Planning Division by email (preferred) at [planning@worcesterma.gov](mailto:planning@worcesterma.gov) or phone at (508) 799-1400 x 31440. Please send written comments, requests for reasonable accommodation, or requests for language interpretation 48 hours or more in advance of the meeting.

**Worcester Planning Board**

c/o Division of Planning & Regulatory Services

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Advertising Dates: May 29, 2024 & June 5, 2024



**PUBLIC MEETING NOTICE**  
**Worcester Planning Board**

**112, 114, 116, 120 & 120½ Houghton Street & 1 Nuttall Lane (aka Blaire House)**  
**(MBL 35-006, -00085, -00086, -00094, 35-007-87-92, -00019)**

Houghton Street Holdings, LLC has applied to the Planning Board seeking a two-year Extension of Time for their Definitive Site Plan approval under the requirements of the City of Worcester Zoning Ordinance. Presently on the premises are residential dwellings, a nursing home, and related parking. The property is located within an RG-5 (Residence, General) zoning district. The applicant seeks an extension of time for their prior approval to demolish most of the existing site improvements and construct a new ±17,350 SF 87-bed nursing home with ±38 parking spaces, and conduct associated site work, including work within the abutting portion of Nuttall Lane (PB-2024-041).

A public meeting on the application will be held on **Wednesday, June 12, 2024, at 5:30PM in the Levi Lincoln Chamber**, 3rd floor of the City Hall, 455 Main Street, Worcester, MA. Meeting attendees will additionally have options to participate remotely by joining online using this link <https://cityofworchester.webex.com/meet/planningboardwebex> and/or calling **844-621-3956 (Access Code: 2633 685 5101)**. *Note: if technological issues interrupt the virtual meeting component, the meeting will continue in person.*

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**PUBLIC HEARING NOTICE**  
**Worcester Planning Board**  
**16 Tamar Avenue**  
**(MBL 34-030-00014)**

GM Properties, LLC has applied to the Planning Board seeking Definitive (Frontage) Subdivision Approval under the requirements of the City of Worcester Subdivision Rules & Regulations. Presently on the premises is a single-family detached dwelling. The property is located within an RS-7 (Residence, Single Family) zoning district. The applicant seeks to divide the property into two lots to allow for the construction of an additional single-family detached dwelling on Lot 2 and to conduct associated site improvements (PB-2024-043).

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**PUBLIC MEETING NOTICE**  
**Worcester Planning Board**  
**0 Dodge Avenue**  
**(MBL 22-10A-001-4)**

Sunshine Real Estate Development Inc. has applied to the Planning Board seeking Definitive Site Plan Review under the requirements of the City of Worcester Zoning Ordinance. Presently on the premises is a vacant wooded lot. The property is located within an RS-7 (Residence, Single Family) zoning district. The applicant seeks approval to construct a single-family detached dwelling and to conduct associated site improvements (PB-2024-044).

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**PUBLIC MEETING NOTICE**  
**Worcester Planning Board**  
**167 West Boylston Drive**  
**(MBL 13-035-00001)**

Saint-Gobain Abrasives, Inc. has applied to the Planning Board seeking Definitive Site Plan Review under the requirements of the City of Worcester Zoning Ordinance. Presently on the premises is an industrial warehouse used for manufacturing and an accessory parking lot. The property is located within an MG-1.0 (Manufacturing, General) zoning district and partially within the Floodplain Overlay District. The applicant seeks approval to construct a ±43,000 SF office building and to conduct associated site improvements (PB-2024-045).

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**PUBLIC MEETING NOTICE**  
**Worcester Planning Board**  
**866 Grafton Street**  
**(MBL 34-018-00052)**

Mustafa Alnaimi has applied to the Planning Board seeking Definitive Site Plan Review under the requirements of the City of Worcester Zoning Ordinance. Presently on the premises is a vacant wooded lot and an asphalt driveway. The property is located within an RL-7 (Residence, Limited) zoning district. The applicant seeks approval to construct a single-family semi-detached (duplex) dwelling and to conduct associated site improvements (PB-2024-046).

A public meeting on the application will be held on **Wednesday, June 12, 2024, at 5:30PM in the Levi Lincoln Chamber**, 3rd floor of the City Hall, 455 Main Street, Worcester, MA. Meeting attendees will additionally have options to participate remotely by joining online using this link <https://cityofworchester.webex.com/meet/planningboardwebex> and/or calling **844-621-3956 (Access Code: 2633 685 5101)**. *Note: if technological issues interrupt the virtual meeting component, the meeting will continue in person.*

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**PUBLIC HEARING NOTICE**  
**Worcester Planning Board**  
**66 Southgate Street & 91 Canterbury Street**  
**(MBL 07-025-28+38;-00029)**

Sahil Properties, LLC seeks to amend the City of Worcester Zoning Map by extending the BL-1.0 (Business, Limited) zoning district to wholly encompass the properties at 66 Southgate Street and 91 Canterbury Street. The properties are presently located within an RG-5 (Residence, General) zoning district (ZA-2024-002).

A public hearing on the application will be held on **Wednesday, June 12, 2024, at 5:30PM in the Levi Lincoln Chamber**, 3rd floor of the City Hall, 455 Main Street, Worcester, MA. Meeting attendees will additionally have options to participate remotely by joining online using this link <https://cityofworchester.webex.com/meet/planningboardwebex> and/or calling **844-621-3956 (Access Code: 2633 685 5101)**. *Note: if technological issues interrupt the virtual meeting component, the meeting will continue in person.*

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**PUBLIC HEARING NOTICE**  
**Worcester Planning Board**  
**55 Benefit Street**  
**(MBL 06-032-00005)**

Kim Vong seeks to amend the City of Worcester Zoning Map by extending the RG-5 (Residence, General) zoning district to wholly encompass the property at 55 Benefit Street. The property is presently located within an MG-2.0 (Manufacturing, General) zoning district (ZA-2024-003).

A public hearing on the application will be held on **Wednesday, June 12, 2024, at 5:30PM in the Levi Lincoln Chamber**, 3rd floor of the City Hall, 455 Main Street, Worcester, MA. Meeting attendees will additionally have options to participate remotely by joining online using this link <https://cityofworchester.webex.com/meet/planningboardwebex> and/or calling **844-621-3956 (Access Code: 2633 685 5101)**. *Note: if technological issues interrupt the virtual meeting component, the meeting will continue in person.*

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**PUBLIC MEETING NOTICE**  
**Worcester Planning Board**  
**0 Myrick Avenue (MBL 33-019-154-5), Myrick Avenue Right-of-Way, and Phoebe Way**  
**Right-of-Way**

Kendall Homes Inc. has applied to the Planning Board for (1) Definitive Site Plan Approval under the requirements of the City of Worcester Zoning Ordinance and (2) 81-G Street Opening Approval under the requirements of M.G.L. Chapter 41, §81-G and the City of Worcester's General Revised Ordinances, Chapter 12, §12. Presently on the premises is a vacant wooded lot and a mostly unimproved private roadway. The site is located in an RS-7 (Residence, Single-Family) zoning district. The applicant seeks approval to construct three (3) single-family detached dwellings each on their own lot and to conduct associated site improvements. The applicant additionally seeks to make improvements to Phoebe Way and to construct a +/- 300' private portion of Myrick Avenue (from end of public, south) including related grading, paving, utilities, and drainage improvements (PB-2024-004).

A public meeting on the application will be held on **Wednesday, June 12, 2024, at 5:30PM in the Levi Lincoln Chamber**, 3rd floor of the City Hall, 455 Main Street, Worcester, MA. Meeting attendees will additionally have options to participate remotely by joining online using this link <https://cityofworchester.webex.com/meet/planningboardwebex> and/or calling **844-621-3956 (Access Code: 2633 685 5101)**. *Note: if technological issues interrupt the virtual meeting component, the meeting will continue in person.*

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