

**MEETING NOTICE**  
**TOWN OF LYNNFIELD**  
**PLANNING BOARD**

Date: Wednesday February 28, 2024  
Time: 7:00 PM  
Location: Merritt Center, 600 Market Street, Lynnfield, MA

**Agenda**

1. Call to Order
2. Approval Not Required (ANR) Plan – 932A Lynnfield Street – Michael Tourkistas
3. ZBA Case #24-4 § 8.3 Special Permit – Accessory Apartment, 3 Barnsley Road
4. ZBA Case #24-5 § 9.3.8 Special Permit – Groundwater Protection Overlay District, 30 Homestead Road
5. Library Building Committee – Presentation regarding Special Town Meeting – Proposed New Library
6. Continued Public Hearing – 1301 Main Street - § 10.5 Special Permit Elderly Housing – *The Regency at Lynnfield* by Toll Bros. Inc
7. Public Hearing – Proposed Amendments to Tree Preservation Bylaw Rules & Regulations
8. Lynnfield Community Vision Plan – Draft & feedback survey
9. Approval of Minutes – January 31, 2024
10. Administrative Matters / Discussion of Topics for next meeting

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**Next Special Meeting Wednesday March 13, 2024, 7:00 PM**

**Next Regular Meeting: Wednesday March 27, 2024, 7:00 PM**  
**At Merritt Center, 600 Market Street**

*Date, Time & Location Subject to Change*

Meeting Materials

ANR 932A Lynnfield Street - Form A & Plan

ZBA Case 24-4 3 Barnsley Road- ZB Application and plans

ZBA Case 24-5 30 Homestead Road- ZB Application and plans

1301 Main Street *The Regency at Lynnfield* by Toll Bros. Inc- No new materials

Draft Tree Bylaw Rules & Regs- redline 2/14/24