

**FLOOD LAW OFFICE, P.C.**

Attorneys and Counselors at Law  
549 Rogers Street  
Lowell, Massachusetts 01852

JAMES W. FLOOD, JR. (1944-2018)  
CATHERINE J. FLOOD \*  
\* also admitted in NH

TELEPHONE (978) 441-9900  
FACSIMILE (978) 937-5383  
EMAIL catherine@floodlawoffice.com

February 25, 2020

Re: Lowell Planning Board – Public Hearing  
Special Permit – 246.1 Market Street  
Lowell Zoning Board of Appeals – Public Hearing  
Variances – 246.1 Market Street

Dear Sir/Madam:

Please be advised that a public hearing with the Lowell Planning Board will be held on **Monday, March 16, 2020 at 6:30 p.m.** in the City Council Chambers, City Hall, 375 Merrimack Street, Lowell, MA 01852 on the above matter.

Please be advised that a public hearing with the Lowell Zoning Board of Appeals will be held on **Monday, March 23, 2020 at 6:30 p.m.** in the City Council Chambers, City Hall, 375 Merrimack Street, Lowell, MA 01852 on the above matter.

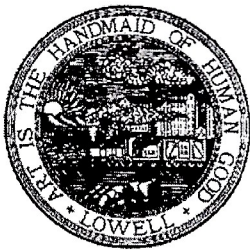
If you have any questions, please contact the Department of Planning & Development, City Hall, 375 Merrimack Street, Room 51, Lowell, MA 01852, Mon. Wed., and Thurs., 8:00 am – 5:00 pm, Tues., 8:00 am – 8:00 pm and Fri., 8:00 am – 12:00 pm.

Very truly yours,

FLOOD LAW OFFICE, P.C.

Catherine J. Flood

CJF/bal  
enclosure



**Public Hearing  
Lowell Planning Board  
Special Permit  
246.1 Market Street**

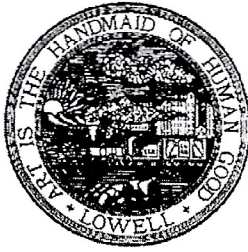
The Lowell Planning Board will hold a public hearing to hear all interested persons relative to an application by Emerson 100 Real Estate, LLC to amend a Special Permit granted to convert the former mill building at 246.1 Market Street into residences. The building is in the Downtown-Mixed Use (DMU) zoning district and the applicant is seeking Special Permit approval under Section 8.1 to increase the number of residential units from 13 to 29 and for any other relief required of the Lowell Zoning Ordinance.

The public hearing with the Planning Board will be held on **Monday March 16, 2020 at 6:30 PM** in the City Council Chambers, City Hall, 375 Merrimack Street, Lowell, MA 01852.

The Board will consider this matter at the conclusion of the public hearing. Information relative to this project is available online at [bit.ly/LowellProjects](http://bit.ly/LowellProjects) and at the Division of Development Services, City Hall, 375 Merrimack St., Room 51, Lowell, MA 01852, Mon., Wed., and Thurs., 8:00am—5:00pm, Tues., 8:00am—8:00pm and Fri., 8:00am—12:00pm.

Lowell Planning Board  
Thomas Linnehan, Chairperson

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**Public Hearing  
Lowell Zoning Board  
Variances  
246.1 Market Street**

The Lowell Zoning Board will hold a public hearing to hear all interested persons relative to an application by Emerson 100 Real Estate, LLC for Variance approval to convert the former mill building at 246.1 Market Street into 29 apartments. The building is in the Downtown-Mixed Use (DMU) zoning district and the Artist Overlay District and requires Variance approval under Section 9.2.5(3) for 17 one bedroom or studio apartments smaller than 750 sq. ft., under Section 6.1.4 for the off-street parking requirement, and for any other relief required of the Lowell Zoning Ordinance.

The public hearing with the Zoning Board will be held on **Monday March 23, 2020 at 6:30 PM** in the City Council Chambers, City Hall, 375 Merrimack Street, Lowell, MA 01852.

The Board will consider this matter at the conclusion of the public hearing. Information relative to this project is available online at [bit.ly/LowellProjects](http://bit.ly/LowellProjects) and at the Division of Development Services, City Hall, 375 Merrimack St., Room 51, Lowell, MA 01852, Mon., Wed., and Thurs., 8:00am—5:00pm, Tues., 8:00am—8:00pm and Fri., 8:00am—12:00pm.

Lowell Zoning Board  
Gary Perrin, Chairperson

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