



CFC

TOWN of NORTH READING
Massachusetts


Town Clerk's Office

Barbara Stats, MMC/CMMC
Town Clerk

M E M O R A N D U M

DATE: March 2, 2021

TO: Michael P. Gilleberto
Town Administrator

FROM: Barbara Stats 
Town Clerk / Registrar

RE: June 2021 Annual Town Meeting
Citizens Petition -- BOR #01-2021

Attached please find Citizens' Petition # BOR-01-2021 regarding a proposed article to re-zone 4, 12 and 14 Concord Street – Map 18, Parcels 13, 14 and 15.

This 3-page petition was submitted on Friday, February 26, 2021 by Mann & Mann, P.C. on behalf of Sergio Coviello for action at the June 2021 Annual Town Meeting, and was certified by the Registrars on March 1, 2021.

A total of ninety-eight (98) of the one hundred and three (103) signatures submitted have been certified by the Registrars, which exceeds the minimum number of ten (10) required under MGL 39:10 for the article to be included in the Warrant of the June 2021 Annual Town Meeting.

Attachment

MANN & MANN, P.C.
COUNSELLORS AT LAW

RECEIVED
BARBARA STATS

2021 FEB 25 PM 12:35

JILL ELMSTROM MANN†*
KURT P. MANN†*
MELISSA GNOZA OGDEN†

†Admitted to practice in Massachusetts
*Admitted to practice in New York

TOWN CLERK
NORTH READING, MA

February 26, 2021

Town of North Reading
Town Clerk, Barbara Stats
235 North Street
North Reading, MA 01864

Town of North Reading
Town Administrator, Michael Gilleberto
235 North Street
North Reading, MA 01864

RE: Request to Rezone 4, 12 and 14 Concord Street (Map 18, Parcel 13, 14 and 15)

To Whom It May Concern:

I am legal counsel to Sergio Coviello the representative of the Owners of the above-referenced Properties. Attached hereto is a citizen's petitioner, signed by 101 registered voters in the Town of North Reading, requesting the rezoning of the Properties from Residence A (RA) to Industrial Office (IO) and the inclusion of the request on the warrant for the 2021 North Reading Annual Town Meeting. Enclosed herewith is a copy of the assessor's map showing the subject Properties in the cross hatched area. As shown, the proposal represents an expansion of the IO district which abuts and encompasses a corner of Parcel 14.

If you require any additional information please do not hesitate to call me.

Thank you for your kind consideration.

Very truly yours,


Jill Elmstrom Mann

Encl.

Cc: ✓ Danielle McKnight, Town Planner
Sergio Coviello, Principal

191 South Main Street, Suite 104
Middleton, Massachusetts 01949
Telephone: 978-762-6238
Facsimile: 978-762-6434

Direct Email: jill@mannpc.com
kurt@mannpc.com
melissa@mannpc.com

TOWN OF NORTH READING

CITIZENS' PETITION

This petition must be signed by at least 10 registered voters of the Town for an Article to be included at a Regular Town Meeting, or by at least 100 registered voters of the Town for an Article to be included at a Special Town Meeting. The voter signing line #1 of sheet #1 will be considered the sponsor of the Article and that name will be printed in the Warrant as such.

To the Board of SELECTMEN of the TOWN of NORTH READING, MA:

Received by Town Clerk/BOR or
Board of Selectmen:

2021 FEB 25 PM 12:35

[Date & Time] 2021 FEB 25 PM 12:35
NORTH READING, MA

Sheet # _____ of _____
BOR# _____

In accordance with the provisions of Chapter 39:10 of the Massachusetts General Laws, the following Article is submitted for inclusion at the following Town Meeting:

June - Annual

[June/October/Special]

June , 2021

[Date of Town Meeting]

Type or print Article below: [The Town is not responsible for the content of the Article]

To see if the Town will vote to

Amend the North Reading Zoning Map by changing the zoning designation of three (3) parcels of land located on Concord Street currently containing residential homes and previously agricultural uses from the Residence A (RA) to Industrial Office. The parcels are specifically identified as follows:

14 Concord Street	(Map 18, Parcel 15)	14.10 Acres
12 Concord Street	(Map 18, Parcel 14)	40,047 (.92 Acres) (2 family home)
4 Concord Street	(Map 18, Parcel 13)	40,074 SF (.92 Acres) (single family home and previous farm stand)

Sponsor: 12-14 Concord Street LLC, 1 Cabot Place, 3rd Floor, Stoughton, MA 02072

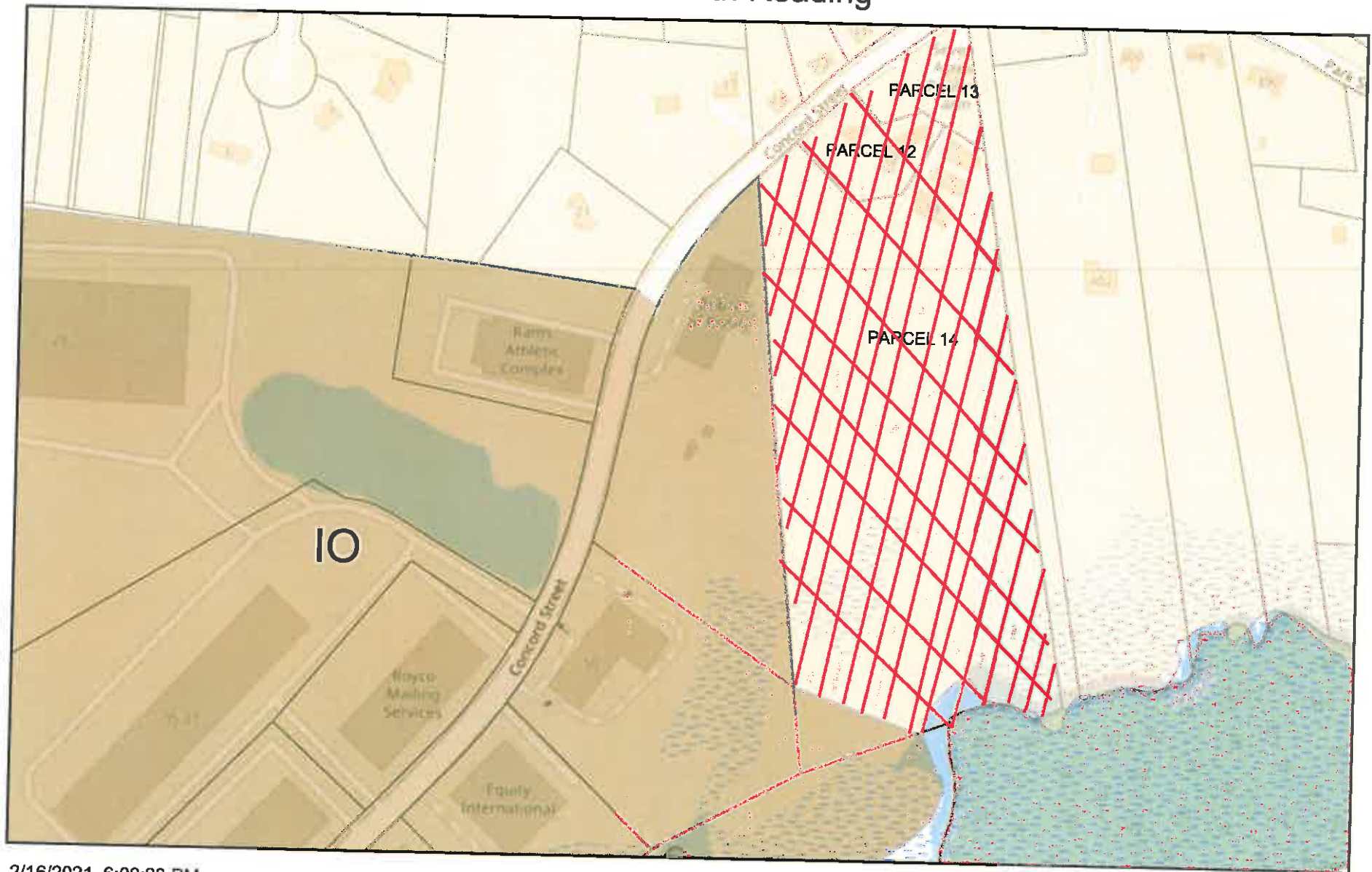
REGISTERED VOTERS OF THE TOWN OF NORTH READING ONLY

BOR		NAME AS REGISTERED	RESIDENCE ADDRESS
		Signature Printed Name	
	1	<i>Sergio Coviello</i> Sergio Coviello	55 Spruce Road, North Reading, MA
	2	<i>Paul Magliozzi</i> Paul Magliozzi	4 Concord St. N. Reading, MA
	3	<i>Susan Magliozzi</i> Susan Magliozzi	4 Concord St. N. Reading, MA
	4	<i>Michael Sheek</i> Michael Sheek	20 HERITAGE way N. Reading
	5	<i>CATHERINE SHEEK</i> CATHERINE SHEEK	20 HERITAGE WAY N. READING
	6	<i>Tyler Burgess</i> Tyler Burgess	15 Concord Street N. Reading
	7	<i>Paul Dehara</i> Paul Dehara	402 Park St. N. Reading
	8	<i>James Demetri</i> James Demetri	452 Park St. N. Reading MA
	9	<i>Susan Demetri</i> Susan Demetri	452 Park St. N. Reading MA
	10	<i>Peter Demetri</i> Peter Demetri	452 Park St. N. Reading, MA
	11	<i>Marce Griffin</i> Marce Griffin	11 Turner Dr. N. Reading MA
	12	<i>Marco Vittozzi</i> Marco Vittozzi	4 Tower Hill Rd N. Reading
	13	<i>Kim Vittozzi</i> Kim Vittozzi	4 Tower Hill Rd N. Reading

BOR	NAME AS REGISTERED	RESIDENCE ADDRESS
	Signature	Printed Name
14		Catherine Mackenzie
15		MARC COUIELLO
16		Jared Couiello
17		Lauren Artone
18		Amy Staniel Ch
19		Adam Couiello
20		Megan Hafner
21		Michaela Connor
22		George Oanner
23		Geri Farrell
24		Ciera Mastroianni
25		Carrie Sepke
26		Todd Sepke
27		Daniel Smith
28		Linda Smith
29		Paul O'Leary
30		JANET O'Leary
31		Paul D'Amico
32		Kathleen DeFeo
33		Luigi DeFeo
34		Lucia Amara
35		Lisa Amara
36		FRANK PELLEGRINO
37		Kathryn Pellegrino
38		Timothy Sutherland
39		Ianelle Sutherland
40		Nicole Couiello
41		Rebecca Lowe
42		Eric Madsen
43		Kristian Woolam
44		Robert Woolam
45		DONALD DOHERTY
46		Susan Doherty
47		Anne Artone
48		Joey Artone
49		David Artone
50		Kathleen McCall
51		Deborah Crank
52		Edmund G. Crank
53		Melissa Boyd
54		Dan Turner
55		Michaela Connor
56		Justin Reid
57		JEAN CONIGIANO
58		JEAN CONIGIANO
59		Jeremy Conigiano
60		V. B. Blake
61		Maudha Bhaskar
62		Maudha Bhaskar

BOR	NAME AS REGISTERED	RESIDENCE ADDRESS
	Signature Printed Name	
63	<i>Dean Demery</i> Dean Demery	317 Haverhill St.
64	<i>Charles Demery</i> Charles Demery	317 Haverhill St
65	<i>Mike Demery</i> Mike Demery	317 Haverhill St
66	<i>Lisa Oliver</i> Lisa Oliver	180 Haverhill St
67	<i>Seth Oliver</i> Seth Oliver	180 Haverhill St
68	<i>CHRIS HAYTER</i> CHRIS HAYTER	8 SYLVIA RD
69	<i>Jennifer Sullivan</i> Jennifer Sullivan	221 Elm St
70	<i>MATTHEW CHASE</i> MATTHEW CHASE	221 Elm St
71	<i>William Hafner</i> William Hafner	10 St. Theresa's St.
72	<i>Paul O'Leary Jr</i> Paul O'Leary Jr	100 Marblehead St
73	<i>Lyndsay O'Leary</i> Lyndsay O'Leary	100 Marblehead St
74	<i>Rachel Vitale</i> Rachel Vitale	1 Lindor Rd
75	<i>JUDY SMITH</i> JUDY SMITH	27 WRIGHT ST.
76	<i>Ted Haggerty</i> Ted Haggerty	23 Williams Rd
77	<i>Lisa Haggerty</i> Lisa Haggerty	23 Williams Rd
78	<i>Sharon Cavello</i> Sharon Cavello	17 Olde Farm Lane
79	<i>Ryan Adams</i> Ryan Adams	18 Olde Farm Lane
80	<i>Jill Celesta</i> Jill Celesta	1 Olde Farm Ln.
81	<i>Kevin Cyr</i> Kevin Cyr	11 Olde Farm Ln.
82	<i>Elena D'Arnell</i> Elena D'Arnell	12 Olde Farm Lane
83	<i>Jason D'Arnell</i> Jason D'Arnell	12 Olde Farm Lane
84	<i>Christina Bianchi</i> Christina Bianchi	24 Chestnut Street
85	<i>Melisa Bianchi</i> Melisa Bianchi	24 Chestnut St
86	<i>John Bianchi</i> John Bianchi	24 Chestnut St.
87	<i>Joe Arciello</i> Joe Arciello	24 Chestnut St.
88	<i>Frank Arciello</i> Frank Arciello	2 VALLEY ROAD
89	<i>Sara Leahy</i> Sara Leahy	10 Stewart Rd
90	<i>Dana Leahy</i> Dana Leahy	15 Valley Rd
91	<i>Dana Leahy</i> Dana Leahy	15 Valley Road
92	<i>Karen Kennedy</i> Karen Kennedy	12 Pinglen
93	<i>DAVID KENNEDY</i> DAVID KENNEDY	12 Pinglen
94	<i>Nancy Kennedy</i> Nancy Kennedy	7 Winterberry
95	<i>Amy Beckwith</i> Amy Beckwith	32 Eames St.
96	<i>Beckwith</i> Beckwith	32 Eames St.
97	<i>Timothy Beckwith</i> Timothy Beckwith	7 Winterberry Lane
98	<i>Lena Giordano</i> Lena Giordano	8 Gloria Lane
99	<i>Timothy Beckwith</i> Timothy Beckwith	4 Smythe Cir
99	<i>Amy Cinti</i> Amy Cinti	4 Smythe Cir
99	<i>Stephanie Cheream</i> Stephanie Cheream	17 Freedom Ave
100	<i>Suzanne Adams</i> Suzanne Adams	18 Olde Farm Lane
101	<i>Sharon Cavello</i> Sharon Cavello	55 Spruce Road

Town of North Reading



2/16/2021, 6:09:28 PM

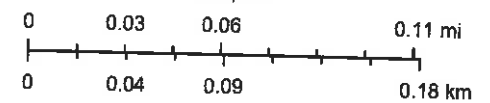
Zoning

Industrial Office (IO)

Residence A (RA)

Web Parcels

1:4,514



© OpenStreetMap (and) contributors, CC-BY-SA

The Town of North Reading shall assume no liability for any errors, omissions or inaccuracies in the information provide on this map.