

# AGENDA

## TOWN OF MARLBOROUGH PLANNING BOARD

February 2, 2026

Regular Meeting 7:00 PM

Preliminary Conference 6:30 PM

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**CHAIR:** Steve Jennison, **MEMBERS:** Fred Callo, Cindy Lanzetta, Joe Lofaro, Bob Troncillito, John LaMela, Nick Bozzo

### Approval of Minutes for January 5, 2026

Announcements - none

Communications - none

Public Hearings - none

### Ongoing Application Review

|  |                  |                    |               |                    |
|--|------------------|--------------------|---------------|--------------------|
| <b>Katrina Nason</b>                               | <b>RAG 1</b>     | <b>25-1003</b>     | <b>SKETCH</b> | <b>SUBDIVISION</b> |
| 99 Peach Lane, Milton                              | (9)              | 95.4-3-13.210      |               |                    |
| <i>Applicant is seeking: 2 Lot Subdivision</i>     |                  |                    |               |                    |
| <b>Mitchell M&amp;Co</b>                           | <b>RAG 1</b>     | <b>22-6007</b>     | <b>SKETCH</b> | <b>SUBDIVISION</b> |
| 1559 Route 9W, Marlboro                            | (25)             | 103.3-4-44         |               |                    |
| <i>Applicant is seeking: 6 Lot Subdivision</i>     |                  |                    |               |                    |
| <b>Pendino and Ferro</b>                           | <b>RAG 1</b>     | <b>25-1009</b>     | <b>SKETCH</b> | <b>LOT LINE</b>    |
| 92 Old Indian Rd, Milton                           | (20)             | 103.3-1-39, 38.100 |               |                    |
| <i>Applicant is seeking: Simple 2 lot Lot Line</i> |                  |                    |               |                    |
| <b>LOFARO TIMBER HARVEST</b>                       | <b>(C, RAG1)</b> | <b>26-2001</b>     | <b>SKETCH</b> | <b>SITE PLAN</b>   |
| Route 44/55, Highland                              | (41)             | 95.2-2-18          |               |                    |
| <i>Applicant is seeking:</i>                       |                  |                    |               |                    |
| <b>Jeff Aldrich 6 LOT SD</b>                       | <b>(50)</b>      | <b>24-2017</b>     | <b>SKETCH</b> | <b>SUBDIVISION</b> |
| Milton Turnpike, Milton                            |                  | 103.1-1-33.210     |               |                    |
| <i>Applicant is seeking: 6 lot subdivision</i>     |                  |                    |               |                    |

### New Application Review

|  |                |                |                  |                    |
|--|----------------|----------------|------------------|--------------------|
| <b>T-MOBILE (Cellco) AMENDED (RAG 1)</b>                     | <b>25-1011</b> | <b>SKETCH</b>  | <b>SITE PLAN</b> |                    |
| 366 Mt Zion Rd, Marlboro                                     | (5)            | 102.3-1-36.100 |                  |                    |
| <i>Applicant is seeking: Amendment to existing Site Plan</i> |                |                |                  |                    |
| <b>Barbara Jackson</b>                                       | <b>RAG 1</b>   | <b>26-2003</b> | <b>SKETCH</b>    | <b>SUBDIVISION</b> |
| 183 Reservoir Rd, Marlboro                                   | (14)           | 108.1-1-13.400 |                  |                    |
| <i>Applicant is seeking: 2 Lot Subdivision</i>               |                |                |                  |                    |

### Special Topics Discussion

|  |                |                                 |                    |
|--|----------------|---------------------------------|--------------------|
| <b>39 OLD COUNTY LLC</b>                       | <b>26-2002</b> | <b>DISCUSSION</b>               | <b>SUBDIVISION</b> |
| 39-41 Old County Rd, Milton                    | 103.1-4-53     | <b>WITH PAT HINES AND BOARD</b> |                    |
| <i>Applicant is seeking: 2 Lot Subdivision</i> |                |                                 |                    |

### Public Comment

### Adjournment

**Monday February 16, 2026 (CANCELLED)**  
**NEXT DEADLINE: Friday February 20, 2026**  
**NEXT SCHEDULED MEETING: Monday March 2, 2026**