



# BELLINGHAM PLANNING BOARD

10 MECHANIC STREET  
BELLINGHAM, MASSACHUSETTS 02019  
(508) 657-2892 [PlanningBoard@bellinghamma.org](mailto:PlanningBoard@bellinghamma.org)

## Meeting Minutes February 22, 2018

**MEETING LOCATION:** ARCAND MEETING ROOM – MUNICIPAL CENTER

### **Present at the Meeting**

Brian T. Salisbury (BTS), Chairman  
William F. O'Connell Jr. (WFO), Vice Chairman  
Peter C. Pappas (PCP), Secretary  
Dennis J. Trebino (DJT), Member  
Bruce W. Lord (BWL), Member  
Philip Devine (PD), Associate

### **Other Officials:**

James S. Kupfer (JSK), Town Planner and Zoning Compliance Officer  
Jean Keyes (JK), Planning Board Coordinator

BTS opened the meeting at 7:00 p.m.

### **Discussion:**

#### **☐ Post Office Place: Execution of Agreement for Surety Bond.**

JSK explained the surety bond agreement and the Board signed it. Town Clerk and notary public Ann Odabashian witnessed and notarized all signatures.

### **Nerina Estates Definitive Subdivision, Stormwater Management Permit, and Backlot Division Special Permit, 799-801 Pulaski Boulevard. Decision Deadline: 3/9/18**

JSK explained the project to date and the reason for the requested continuance. WFO stated that he is not related to Stephen O'Connell from Andrews Survey & Engineering.

### **WFO: Motion to continue the Nerina Estates Definitive Subdivision, Stormwater Management Permit, and Backlot Division Special Permit, 799-801 Pulaski Boulevard Public Hearing to March 22, 2018 at 7:00 p.m.**

BTS: Second.

Discussion: None.

Vote: 5-0 Carried. (BTS, WFO, PCP, DJT, BWL)

### **Preferred Pump LP, 441 Pulaski Boulevard, Flexible Parking Special Permit and Site Plan Review Continued Public Hearing. Site Plan Decision Deadline: 3/9/18**

JSK explained that all items have been completed and Town Counsel has reviewed the approval Special Permit Decision draft.

Present: Attorney Eli Leino of Mayer, Antonellis, Jachowicz, Haranas LLP, and Brian Hale, Branch Manager of Preferred Pump

**BWL: Motion to close the public hearing for the Preferred Pump LP, 441 Pulaski Boulevard, Flexible Parking Special Permit and Site Plan Review.**

DJT: Second.

Discussion: None.

Vote: 5-0 Carried. (BTS, WFO, PCP, DJT, BWL)

**BTS: Motion to sign the approval Decision for the Preferred Pump LP, 441 Pulaski Boulevard, Flexible Parking Special Permit and Site Plan Review.**

PCP: Second.

Discussion: None.

Vote: 5-0 Carried. (BTS, WFO, PCP, DJT, BWL)

**Macy Estates Definitive Subdivision and Stormwater Management Plan Permit, 60 Monique Drive, Continued Public Hearing. Decision Date: 6/2/18**

JSK explained the status of the project and the reason for the continuance.

**BTS: Motion to continue the Macy Estates Definitive Subdivision and Stormwater Management Plan Permit, 60 Monique Drive Public Hearing to March 8, 2018 at 7:00 p.m.**

WFO: Second.

Discussion: None.

Vote: 5-0 Carried. (BTS, WFO, PCP, DJT, BWL)

**Bellingham Shores Preliminary Subdivision and Stormwater Management Plan Permit, Cross Street/Silver Lake Road/South Main Street, 1st Public Meeting. Decision Date: 3/19/18**

JSK explained the status of the project and the reason for the continuance.

**Public Questions:**

Barbara Neelon of 1 Fleetwood Road asked if the project will have town sewer or septic. JSK responded that it will have town sewer.

**BTS: Motion to continue the Bellingham Shores Preliminary Subdivision and Stormwater Management Plan Permit, Cross Street/Silver Lake Road/South Main Street Public Meeting to March 8, 2018 at 7:00 p.m.**

WFO: Second.

Discussion: None.

Vote: 5-0 Carried. (BTS, WFO, PCP, DJT, BWL)

JSK mentioned to the Board that he will be sending them and the Bylaw Review Committee information on suggested changes to the Zoning Map and Zoning Bylaws and would like to start a discussion about these items.

**General Business:**

- ☐ **ANR**
- ☐ **As-Built Certifications**
- ☐ **2/8/18 Minutes Signing**

**BTS: Motion to sign the February 8, 2018 Meeting Minutes.**

WFO: Second.

Discussion: None.

Vote: 5-0 Carried. (BTS, WFO, PCP, DJT, BWL)

- ☐ **Voucher Reports** - JSK explained the voucher reportS.

**BTS: Motion to adjourn.**

BWL: Second.

Discussion: None.

Vote: 5-0 Carried. (BTS, WFO, PCP, DJT, BWL)

**Meeting Adjourned at 7:25 p.m.**

**February 22, 2018 Public Hearing Document List**

**Nerina Estates Definitive Subdivision, Stormwater Management Permit, and Backlot Division Special Permit**

1. Narrative – Plan Revisions 1.29.18
2. Backlot Division Special Permit Withdrawal Request 1.29.18
3. PSC – 3rd Comments 2.22.18

**Macy Estates Definitive Subdivision and Stormwater Management Permit**

1. Memo RE Abutter Notice Failure Issue for 1st PH on 2.9.18

**Bellingham Shores Preliminary Subdivision Public Meeting**

1. Abutter List – Certified 1.29.18
2. Application – Preliminary Subdivision 2.2.18
3. Certificate of Ownership 2.2.18
4. Guerriere & Halnon Letter & Waiver Requests 1.25.15
5. Plan – 1<sup>st</sup> Submission 1.15.18
6. Public Meeting Notice 2.22.18
7. Conservation Commission – 1<sup>st</sup> Comments 2.16.18
8. Kupfer Email RE Continuance Needed Due to Abutter Notice Problems 2.16.18

Minutes Accepted on: 3/8/2018  
(Date)

Jean Keyes  
(Prepared by: Jean Keyes)

Brian T. Salisbury  
Brian T. Salisbury

William F. O'Connell Jr.  
William F. O'Connell Jr.

Peter C. Pappas  
Peter C. Pappas

Dennis J. Trebino  
Dennis J. Trebino

Bruce W. Lord  
Bruce W. Lord