



BELLINGHAM PLANNING BOARD

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

Meeting Minutes **Thursday, June 24, 2021** **7:00 pm**

Present at the Meeting:

William F. O'Connell Jr. (WFO), Chairman
Brian T. Salisbury (BTS), Vice Chairman
Dennis J. Trebino (DJT), Member
Philip M. Devine (PD), Member
Elizabeth Berthelette (EB), Member
Robert Lussier (RL), Associate Member

Other Officials:

James S. Kupfer (JSK), Town Planner and Zoning Compliance Officer

Chairman O'Connell opened the meeting at 7:00 pm.

Continuation Hearing 30 Locust Street:

The Board is in receipt of a request for a continuation of hearing to July 8, 2021 at 7:00 pm. The applicant is still working with peer review on traffic and stormwater.

On a motion made by Brian Salisbury, second by Dennis Trebino, the Board voted to continue the hearing to July 8, 2021 at 7:00 pm.

Continuation Hearing 455 Hartford Ave:

The Chairman opened the continued hearing for 455 Hartford Ave.

The applicant has a new engineer, Robert Duff from Guerriere and Halnon. The Engineer communicated that they are working on a new iteration of the plan set. Once this is done, it will be forwarded to peer review. It was explained that the project has been slid back 15 ft. to address the issue with the basin. The parking has also been reduced from 53 to 44. This exceeds the 36 required. The applicant explained that the elevation . There was a traffic analysis done and it indicated that a traffic study is not needed. The applicant is still seeking four waivers. The Chairman informed the Engineer that there were abutters with concerns from the last meeting. It was recommended that the Engineer reach out to the abutters with these concerns.

A recommendation was made to continue the hearing so that the peer review can be completed.

There were no abutters to speak.

The Board would like the applicant to encourage the applicant to reach out to the abutters. The applicant wants to preserve the cluster town house development. The next step would be a definitive subdivision plan. This would still need to go through the subdivision process. This application is simply conceptual. This would be the least impactful development of what can be built on site. The action does not allow for any construction on site.

On a motion made by Brian Salisbury, seconded by Elizabeth Berthelette, the Board voted unanimously to approve the preliminary plan for Prospect Hill Estates.

ANR Plan:

The Board is in receipt of an ANR Plan for Harpin Street. The plan was reviewed by the Board. This is to construct the parking lot which will be handed over the Department of Conservation and Recreation.

On a motion made by Brian Salisbury, seconded by Elizabeth Berthelette , the Board voted to endorse the ANR Plan as provided.

Minutes:

June 10, 2021

On a motion made by Phil Devine, seconded by Dennis Trebino , the Board voted to approve the minutes from June 10, 2021 as amended.

FUTURE MEETING:

- July 8, 2021

ADJOURN:

On a motion made by Brian Salisbury, and seconded by Phil Devine, the Board voted to adjourn the meeting at 8:15 pm.

Meeting Adjourned at 8:15 pm.

Respectfully Submitted,

Amy Sutherland
Recording Secretary