



# BELLINGHAM PLANNING BOARD

10 MECHANIC STREET  
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## Meeting Minutes April 13, 2017

**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  
Nikyda Resto (NR), Alternate

### **Other Officials:**

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

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

### **160 High Street Lot 1 & Lot 2 Major Business Complex Special Permit Remand, 1<sup>st</sup> Public Hearing**

JSK read the public hearing notice.

Present: Attorney Frank Marinelli, Mark Pilotte of Campanelli, Rob Demarco of Campanelli, Dan DeMarco of Campanelli, David Mackwell of Kelly Engineering

### **WFO: Motion to open the public hearing for 160 High Street Lot 1 & Lot 2 Major Business Complex Special Permit Remand.**

DJT: Second.

Discussion: None.

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

JSK explained the process for the remand.

JSK suggested that the Board incorporate all prior evidence and testimony into the record.

BTS explained the process to the public.

BWL stated that he does not think further discussion is warranted from either the Board or public.

### **BTS: Motion to incorporate all prior evidence and testimony into the record for 160 High Street Lot 1 & Lot 2 Major Business Complex Special Permit.**

WFO: Second.

Discussion: None.

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

JT explained the very small changes to Condition #4 and the remand process and that the Board retains its full jurisdiction and authority.

BWL stated that the public seems to believe that Maple Street is burdened with something that the rest of the town is not. The other industrial areas in town are faced with the same process and challenges. There is no place in Bellingham where industrial property can be utilized that does not go in front of a residential area. The Town always had problems supporting itself fiscally so it has to rely on commercial property development. The two power plants in town have reached their aging point and could be closed. The Town has problems economically and this problem solves two problems: 1) the improvement of the Maple Street and Route 140 intersection and 2) the paving of part of Maple Street by the Board of Selectmen so that some noise problems will be mitigated. There is never a situation where everything is a plus and there is always a negative. This developer has the experience and has dealt with this in a reasonable fashion and has been cooperative with everything the Board has asked. BWL stated that this is a very difficult position for all residents.

PCP disagrees with some comments. He stated that he believes that Maple Street residents do not want to be treated differently. This project brings commercial dollars to Town but is not the best option that the Applicant could have chosen for this property. This development is not the best use of this property.

WFO disagrees with PCP. We asked JSK to confirm that the Board cannot tell a developer how to develop his land. JSK responded that this is correct.

Attorney Marinelli stated that on January 26, 2017 the Board made comprehensive findings with a well written decision and that everything has been vetted. The Applicant appealed the decision as it failed to pass. The project was reduced twice and the second agreement was to reduce to final size. Land court ordered the Remand and stated that no further evidence is required from the Applicant. The Applicant agrees with the draft decision and looks forward to resolving the matter tonight.

Public Questions and Comments:

Marjorie Turner Holman of 38 Victor Street stated that she is working with the Charles River Meadowlands Initiative and introduced Allen Earls.

Allen Earls of 23 Marvin Ave in Franklin stated that he is the founder of Charles River Meadowlands Initiative that works to ensure public access to the Charles River. He explained that he will not comment on the project but would like to point out that Franklin, Bellingham, and Medway have a benefit from this land and access to this land is very important. This greenway will become a central feature that the public will look to and suggested that the decision include public access to that greenway.

Don Martinis of 334 Maple Street a resident and a member of the Bellingham Board of Selectmen. Mr. Martinis stated that the Selectmen and Road Committee are redoing some of Maple Street but not all. There are certain sections of Maple Street that cannot be widened due to wetlands and that is the most dangerous part. Road. The road in this area can be paved but not widened. His biggest concern is safety on that road. Mr. Martinis stated that the Planning Board is doing its best to force trucks to go south out of the site but there is no legal way to stop them from going north. The Town does not have the budget to enforce this. Mr. Martinis reiterated that he is not in favor of this development and there will be a shortfall as more accidents will offset the revenue to the Town. Mr. Martinis asked the Applicant if they lost their tenant (Spears). Mr. Rob DeMarco responded that if they do not obtain this approval, Spears cannot come. There is still a chance Spears will come if the approval can be obtained. Mr. Martinis responded by saying that this is a sales job and the Board should be very careful who it does business with. Mr. Martinis later stated that he believes that the Board cares and this has been a very difficult process and did not mean to mischaracterize Mr. DeMarco. Mr. Martinis questioned why the Board has not discussed the 24-7 hours of operation. He understands that PCP and NR don't like those hours of operation but he has not heard the Applicant change their request. Mr. Martinis stated that his biggest concern has been the 24-7 hours of operation.

Attorney Marinelli explained the revenue to the Town and the right turn out only mitigation. The Town will see tax revenues of hundreds of thousands of dollars but with no drain on municipal services. This is industrial property and the proposed project is an allowed use under Zoning By-Law 240-31. Attorney Marinelli further stated that it is difficult to listen to the characterizations that were made by the public and he objected to this characterization. In addition, Attorney Marinelli added that the Applicant has obtained Conservation Commission (Con Com) approval.

BTS stated that he is still uneasy with the 24-7 hours of operation.

WFO stated that the scope this meeting is narrow and should be focused on the changes in Condition #4 and not to discuss the tenant. JT stated that he would not want the Board to delve into the particular tenant but instead the expectations of the tenants. Even during the prior hearing, there was no guaranteeing that prospective tenant Spears would come to this location. Clearly the Applicant is still trying to get Spears and it is option number one. Mr. Rob DeMarco responded that the Applicant's first choice would be Spears as the building was designed for them.

Ellen Pike of 61 Deer Run Road stated that she has lived in south Bellingham lived for many years. She explained that the thought of this project scares her and that it doesn't seem like a good fit for the town. She also stated that she did not understand that the residents get to vote at Town meeting but at Boards and committees what the residents say doesn't mean anything. She expressed her disappointment at some of the comments made to discount and belittle some of the residents' concerns. Furthermore, she stated that the safety issues scare her and the Board needs to keep the residents best interests in mind.

BTS responded that this is not an easy project but strongly disagreed with Ms. Pike's statement that peoples' voices aren't heard. The Board very much cares how this will affect the town and the residents and it is not true that the Board is not listening. This project has gone from very big project to a much more manageable size. The Board would like to be able to control better the hours of operation but it is not that the Board does not care.

PCP stated that WFO is correct that land owners have the right to develop their property. 24-7 was requested from the beginning but is not the right of the applicant. If Spears falls thru, then another tenant would run 24-7. Other towns have limited hours for industrial operations.

WFO appreciates what Mr. Martinis said. This was a 3-2 vote and a majority of the Board but it was not an approval.

**WFO: Motion to close the public hearing for 160 High Street Lot 1 & Lot 2 Major Business Complex Special Permit.**

DJT: Second.

Discussion: None.

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

**WFO: Motion to approve as drafted the decision for 160 High Street Lot 1 & Lot 2 Major Business Complex Special Permit with the changes made to item #4.**

BWL: Second.

Discussion: None.

Vote: 4-1 Carried. (Yes - BTS, WFO, DJT, BWL)(No – PCP)

**DJT: Motion to sign the Decision for 160 High Street Lot 1 & Lot 2 Major Business Complex Special Permit.**

WFO: Second.

Discussion: None.

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

**Nerina Estates Definitive Subdivision, Stormwater Management Permit, and Backlot Division Special Permit, 799-801 Pulaski Boulevard, Continued Public Hearing. Definitive Subdivision Decision Deadline: 6/19/17**

JSK explained the project to date and noted that the Applicant received PSC's peer review comments too late to respond in time for this meeting. JSK highlighted the key outstanding items is the PSC response memo that the Board received today.

Present: JP Connolly of Andrews Engineering, Dave Sanderson of PSC

Mr. Connolly did not have time to respond to PSC comments before this meeting. He stated that the Applicant is willing to look into is the layout of the houses and has turned one of the houses. The Applicant will be planting significant row of arborvitae along the property against the neighbor's fence. In addition, they will be making the basin a more formal basin.

Mr. Sanderson explained his comments that were stated in the PSC 1<sup>st</sup> Comments memo dated 4.12.17 the main concerns are: 1) that the project lies over a zone 2 – water resource protection zone; 2) the detention basin has separation requirements and restrictions for creating the basin and the ground water is far too high to create that basin where proposed; 3) two of the three required test pits required were not dug within the time period that is required and were not witnessed; 4) since a large amount of earth will be removed (2800 cubic yards), an earth removal special permit may be required. JSK responded that the Applicant has applied for the Earth Removal Special Permit from the Zoning Board. Additionally, the Board needs to know how the earth removal will affect the site and how water will move through the site. JSK has questioned whether this is a resource area and stated that the Con Com will confirm that. Mr. Sanderson added that most of the site is at groundwater level and additional separation of groundwater is required in water resource district.

The Board asked about clear cutting, underground utilities and the 2-1 proposed slope. Mr. Connolly responded that they will be clearcutting, utilities will be underground, and the 2-1 slope is very common.

BWL responded that he thinks this works as a two-lot subdivision but not three and the earth removal is a significant change to the land. BWL again requested a document from the utility company granting use of the power line easement and would like the paperwork as to what the easement use requirements are. The Board has to know exactly the status this easement and he is very concerned about it. If the utility company decides to make the easement active in the future, then the Applicant has a problem.

Mr. Connolly responded that Deer Run Road runs thru the easement and it has not been a problem so far. If the easement is used and the status changes in the future, then this would be a problem for the Applicant and not the Town. He does not have the same level of risk or concern about the easement as does BWL.

PCP explained that this is not a good 3-lot subdivision and he doesn't like the drastic changes to the topography and the clear cutting. He would like to see the land cleared only where houses will sit and clear only what is necessary. PCP is concerned that the topography changes will affect water runoff and does not believe the 2-1 slope is going to work. BTS agrees with all comments and added that the Applicant is trying to cram in too many houses that do not fit.

Deputy Fire Chief Poirier added that the Fire Department would like a hydrant at the end of the hammerhead turnaround. The hammerhead is okay if it has adequate turning radius for emergency apparatus and he can provide the auto turn requirements for it. He asked Mr. Connolly to contact him.

JSK added that the Board also needs a Homeowners Association document.

**Public Questions and Comments**

Phil Devine of 8 Deer Run stated that on the plans, it looks like there is an easement across an easement and asked if that is correct. Mr. Connolly responded that the second easement is for the stormwater maintenance of the detention basin and, since the Applicant owns the land, he would grant the easement. Mr. Devine responded that the utility easement crosses his property and he believes that the Applicant cannot excavate or fill on an easement. Mr. Connolly responded that the Applicant is still looking into this.

Mr. Devine inquired about the Con com site walk and witnessing of the test pits. BTS explained that Mr. Devine should check with the Con Com for their site walk and the test pits.

**WFO: Motion to continue the Nerina Estates Definitive Subdivision, Stormwater Management Permit, and Backlot Division Special Permit to May 25, 2017, 2017 at 7:00 pm.**

DJT: Second.

Discussion: None.

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

#### **Citgo, 18 North Main Street, Site Plan Review**

Present: Luke DiStefano, Bohler Engineering, Peter Belanger of General Equities, owner of property

Mr. DiStefano explained the project and proposed changes.

The Board had several concerns which were discussed:

- Concerning the fuel spill capture emergency management system, the Board wants to be sure the Fire Department has completely reviewed the emergency shut off system. Mr. DiStefano explained the system and that it will comply with all State requirements. Deputy Fire Chief Poirier stated that he will review the plans, stamp them, and send to the State Fire Marshall for review and approval. He advised the Applicant that they will need a two-person manned station if they will be having a convenience store. It does not matter how many customers you have concerning the two employees. If there is a convenience store, there must be two employees. The Applicant responded that they will work this out with the State Fire Marshall.
- The Applicant will have to go the Selectmen for a Special Permit for a Self-Service Gas Station.
- The Board would like to see if traffic flow can be improved for the diesel pump traffic.
- The Board is very concerned about traffic congestion on the site. Mr. Belanger explained that the redesign of the site, traffic flow, and the improved curb cuts will help the traffic flow. Additionally, there is plenty of room for a truck to negotiate the site.
- The Board suggested that the Applicant consider using extender hoses at the pumps. Mr. Belanger responded that he will try to get those in accordance with the State Fire Marshall regulations.
- The Board would like shielded lighting so that there is no overflow onto the Town Common.
- The Board strongly recommended landscaping around the base of the sign.

#### Public Questions and Comments

Harry Hamjian of 35 Hixon Street stated that he avoids this station because of the tank location on his car. He suggested that the Applicant install extender hoses so he can fill more easily.

**DJT: Motion to direct JSK to provide the Board's comments for the Citgo, 18 North Main Street, Site Plan Review to the Building Inspector.**

WFO: Second.

Discussion: None.

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

**Hartford Village, Village Lane, Modification to the 1999 Special Permit and 2000 Development Plan Decisions, 1<sup>st</sup> Public Hearing. Decision Deadline for Development Plan Decision Deadlines: 5/26/17, 5/26/17.**

JSK read the public hearing notice and explained the project.

Present: Attorney Joe Antonellis, JP Connolly of Andrews Engineering, Dave Sanderson of PSC

**BTS: Motion to open the public hearing for Hartford Village, Village Lane, Modification to the 1999 Special Permit and 2000 Development Plan Decisions.**

WFO: Second.

Discussion: None.

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

BWL revealed that he lives in Bellwood Condominiums and is on the Board of Trustees for that condo association. The Bellwood Board fired North Point as their management company and North Point is the Applicant on this project. Attorney Antonellis does not believe there is a conflict as North Point is only the management company and has no financial interest in the development.

BTS asked if the Applicant agreed to the combining of the public hearings and the following of the special permit decision deadline requirements and Attorney Antonellis acknowledged and agreed to both.

**BTS: Motion to combine the public hearings for Hartford Village, Village Lane, Modification to the 1999 Special Permit and 2000 Development Plan Decisions and the Hartford Village II, Hixon Street, Development Plan, Stormwater Management Permit, Special Permit for Special Residential Use – Multi-Family Dwellings to review the impacts as a whole.**

WFO: Second.

Discussion: None.

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

**Hartford Village II, Hixon Street, Continued Public Hearing, Development Plan, Stormwater Management Permit, Special Permit for Special Residential Use – Multi-Family Dwellings. Decision Deadlines: 5/26/17, 5/26/17.**

Attorney Antonellis explained the plan and that the Applicant has incorporated all changes recommended by the Board. In addition, the turning radius of the cul-de-sac now meets all Fire Department requirements. The Applicant has appeared before the Con Com and is confident that the buildings are situated to its satisfaction. The revised plan addresses the screening will be addressed but merging a couple of buildings will create new problems concerning angling from roadway and proper access. The Applicant believes that the layout of the buildings on the plan is the best layout for the project.

Mr. Connolly explained the revised plan. As a courtesy to the Board and the Mr. Hamjiiian, Mr. Connolly presented a concept plan showing the merging of two buildings. This concept plan would actually intrude further into the 100' buffer. Mr. Connolly stated that the current layout gives more room from the abutter.

Mr. Connolly explained that to mitigate the impact to the abutter, they plan to screen along the entire buffer and cul-de-sac using shrubs. Attorney Antonellis tried to provide a green wall of plantings the entire length of the building that is abutting the Hamjiians. They tried to pick a species of bush that will grow lower and screen better.

DJT asked if the leaching field moved and Mr. Connolly responded that it was not but the pump station and tank location has changed.

JSK had several outstanding issues:

- Screening between two buildings would be prudent
- The Board must make a decision about the buffer zone waiver request
- The septic field is still a major concern and there is a unit within the septic field. The Board of Health agreed and would like PSC to review the septic conditions as well. The Board agreed that JSK can request an amended scope to include that review.
- The Applicant needs to provide an earth removal calculation and they will need to apply for a special permit for earth removal from the Zoning Board
- An Inclusionary Housing Special Permit is required for this project and the Applicant must submit the proper application and supporting documents. Attorney Antonellis stated that they would like to have two off-site units as the affordable units. He questioned if these off-site units would have the 55 and over age restriction as well. JSK will reach out to DHCD for guidance on this issue.

The Board agreed that intrusion into the buffer is okay for the cul-de-sac if screened but that Unit 9 is an issue. The 100' buffer is supposed to be a buffer. JSK suggested to the Applicant that if one unit is removed, it reduces the building to two units and that it is not allowed in a multi-family use zone. The Applicant would need a variance to make the building two units.

Attorney Antonellis believes the Board has the right to waive the buffer zone requirement. The Applicant has made a significant effort to screen the property. Attorney Antonellis stated that it is his opinion that the purpose of the buffer zone is not to prevent an abutter from seeing the property. This Plan fits comfortably within the neighborhood and can be screened to serve the same purpose as the buffer zone. Mr. Connolly added that the Applicant has demonstrated that they would accept a condition in the decision that, if more landscaping upon completion of the construction it would be added. PCP stated that it is his belief that the buffer zone is intended to leave screening around the development; however, adding more landscaping as screening would actually screen better than what is currently in the buffer zone.

**Public Questions and Comments:**

Harry Hamjiian of 35 Hixon Street was concerned that it will take 10 years for trees to grow in. Currently there are very large trees that will be removed along with canopy that benefits everyone. Mr. Hamjiian suggested that the Applicant connect the two buildings. PCP responded that even connecting the two buildings will still cause clearing. Mr. Hamjiian would like to see the 100' buffer not waived. Landscaping would improve screening for walking in the yard but not screen the height of the building.

Lynn Hamjiian of 35 Hixon Street asked if one unit were removed would screening remain around the cul-de-sac. BWL responded that if one unit is removed the Applicant would then meet the requirements of the buffer and that no screening would be required.

Fred Milgram of 703 Village Lane asked if these are single level or two level buildings and further stated that if the buildings are shorter, then the shorter screening won't take so long to grow.

**BTS: Motion to continue the public hearing for Hartford Village, Village Lane, Modification to the 1999 Special Permit and 2000 Development Plan Decisions and the Hartford Village II, Hixon Street, Development Plan, Stormwater Management Permit, Special Permit for Special Residential Use – Multi-Family, to May 11, 2017 at 7:00 pm.**

WFO: Second.

Discussion: None.

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

**Asphalt Engineering LLC, 190 Farm Street, Development Plan, Stormwater Management Permit, Scenic Road, Bulk Storage Special Permit, Continued Public Hearing. Decision Deadline for Development Plan: 5/26/17**

JSK explained the current progress to date.

Present: Erin Landry and Eric Moreland of Asphalt Engineering LLC, Attorney Jim Roberti, Dave Sanderson from PSC

JSK explained that stockpiling on site is allowed now but crushing will not be allowed until the Applicant receives the permit from the state.

Attorney Roberti explained that they appeared tonight to keep project moving in right direction. He apologized that the engineer on the project, Mark Allen could not be here.

Mr. Sanderson gave an overview of his comments that were submitted to the Board in his memo titled PSC 2<sup>nd</sup> Comments 4.12.17 and JSK added that there is a lot of work to be done on stormwater calculations and design of detention basin.

Mr. Moreland described the refueling area. Deputy Fire Chief Poirier informed that Applicant that they need to change existing permit to the new location. The vehicle coming into fuel the truck onsite must get permits from the Fire Department. Mr. Moreland stated that he will work with the Fire Department on the permit for the spot where the trucks will be refueled. JSK reminded the Applicant that this is a drinking water area and the concern is that a fuel spill could leach into the ground. Deputy Poirier further stated that the highway department will be notified because the Applicant will be operating a fuel truck and the DPW has their own set of requirements. Additionally, for projects of this nature, the Fire Department does not request that the Applicant have paved driveways; however the Fire Department does require adequate distance for emergency apparatus to travel around the site and a gravel driveway if they have no structures on the site. Ms. Landry explained that, in the future, there will be an office on the site. JSK added that the road to piles does not have to be paved; however, the Town of Medway suggested a paved road around the pile.

Ms. Landry explained that the sound study includes the crushing machine. JSK added that the model was refined because there will not be any impact to the scenic road or the neighbors.

JSK then explained that the Town of Medway required a use variance for not constructing a structure when having a site with bulk storage. Bellingham does not require this waiver. So the Town of Medway had to grant that use variance before the Planning Board could continue their review. The Town of Medway approved the variance at last night's meeting and it was conditioned and will provide recommendations to the Bellingham Planning Board.

Concerning the traffic, Attorney Roberti stated that the Applicant has been operating the business form this site for a while and have not had any complaints or problems of which they are aware. Mr. Moreland explained that their trucks always go right out of the site. They cannot take a left out of the site because the road is too narrow. Ms. Landry explained that they have no plans to increase to more than 50 employees.

WFO was concerned that the Applicant's Temporary Bulk Storage Special Permit May 11, 2017. Attorney Roberti informed the Board that he has submitted a request to extend the permit to July 2017.

**BTS: Motion to extend the temporary Bulk Storage Special Permit the Asphalt Engineering LLC, 190 Farm Street, Development Plan, Stormwater Management Permit, Scenic Road, Bulk Storage Special Permit to July 31, 2017.**

DJT: Second.

Discussion: None.

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



JSK explained that there are several waivers that the Board has to vote on but they will be discussed at the next meeting.

**BTS: Motion to continue the Asphalt Engineering LLC, 190 Farm Street, Development Plan, Stormwater Management Permit, Scenic Road, Bulk Storage Special Permit public hearing April 27, 2017 at 7:00 p.m.**

WFO: Second.

Discussion: None.

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

**General Business:**

- ☐ **ANR's**
- ☐ **As-Built Certifications**
- ☐ **3/23/17 Minutes Signing**

**BTS: Motion to sign the March 23, 2017 Meeting Minutes.**

WFO: Second.

Discussion: None.

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

- ☐ **Voucher Reports** - JSK explained the report.

**BTS: Motion to adjourn.**

DJT: Second.

Discussion: None.

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

Meeting Adjourned at 10:23 p.m.

**4.13.17 Public Hearing Documents List**

**160 High Street Major Business Complex Special Permit Remand 2017**

1. Public Hearing Notice 4.13.17
2. Abutters List – Certified 3.22.17
3. Keppler Letter RE 160 High Street 3.24.17
4. Decision – DRAFT – Major Business Complex Special Permit

**Nerina Estates Definitive Subdivision**

1. PSC – 1<sup>st</sup> Comments 4.12.17

**Citgo 18 North Main Street Site Plan Review**

1. Application for Site Plan Review 2.27.17
2. Drainage Report 2.24.17
3. Project Narrative 2.22.17
4. Sign – Existing and Proposed 2.27.17
5. Plans – 1<sup>st</sup> Submission 2.22.17
6. Mike Catalano, Board of Health Agent Comments 3.7.17
7. Kupfer Staff Memo 3.28.17

Hartford Village Modification of the Development Plan and Multifamily Development Special Permit Decision

1. Abutters List for Development Plan – Certified 2.15.17
2. Abutters List for Special Permit– Certified 2.15.17
3. Affidavit from Applicant 1.24.17
4. Application for Development Plan Modification 3.15.17
5. Application for Special Permit Modification 2.16.17
6. Decision – Development Plan Decision 4.27.2000
7. Decision – Multifamily Development Special Permit Decision 11.11.1999
8. Declaration of Covenants and Restrictions 5.4.2006
9. Locus Map 2.16.17
10. Narrative for Development Plan 3.15.17
11. Narrative for Special Permit 2.16.17
12. Plan – Approved & Recorded 5.25.2000
13. Plans – 1<sup>st</sup> Submission – 2.14.17
14. Public Hearing Notice 4.13.17

Hartford Village II Development Plan, Stormwater Management Permit, Special Permit for Special Residential Use – Multi-Family Dwellings

## Public Comments Received:

1. Hamjilian 8<sup>th</sup> Letter 3.2.17

Asphalt Engineering Development Plan, Stormwater Management Permit, Scenic Road Permit, and Bulk Storage Special Permit

1. Town of Medway Zoning Board public hearing notice for 4.5.17
2. Sound Study from Tech Environmental 3.10.17
3. Applicant Letter RE Sound Study Peer Review 3.24.17
4. Plans – 3<sup>rd</sup> Submission 4.5.17
5. Allen Engineering - Response Letter 4.5.17
6. Waiver Request for Detention Basin Built at Ground Level 4.5.17
7. Drainage Analysis – Revised 4.5.17
8. PSC – 2<sup>nd</sup> Comments 4.12.17
9. Tech Environmental Response to Sound Study Peer Review Comments 4.12.17
10. CavanaughTocci Email Response to Sound Study Comments 4.13.17
11. Town of Medway Variance with Conditions - Draft 4.13.17
12. Waiver Requests for Detention Basin Fencing and Slope 4.13.17

Minutes Accepted on: 4/27/17  
(Date)

Jean Keyes  
(Prepared by: Jean Keyes)

Brian T. Salisbury  
Brian T. Salisbury

William F. O'Connell Jr.  
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Peter C. Pappas  
Peter C. Pappas

Dennis J. Trubino  
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Bruce W. Lord  
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