

BELLINGHAM PLANNING BOARD

BELLINGHAM, MASS.

Meeting of Monday, February 20, 1961.

Five members were present: H. Cook, Jr.
R. Richard
E. DeRouin
H. Guerin
R. B. Biron

The scheduled public hearing on the proposed subdivision of Arthur Pichette to be located off Paine St., was held. There were no objections filed with the Board on the subdivision.

The scheduled public hearing on the proposed subdivision of Paul Coderre to be located off Wrentham Rd., was held. A Mr. Gareau was concerned about the maintenance of an existing fence along the east line of the subdivision. He was informed that this was not a ground on which to turn down a subdivision. He was also told that he would have to deal with the future owners of the land concerning this matter. Mr. Wilfred Dufresne, who was representing the Cemetery Assn., was concerned about the possibility of having the subdivider place a fence between the cemetery and the subdivision. Mr. Russell Bowls, C.E., who was representing the petitioner, said that he thought that the petitioner might be willing to place a fence between the cemetery and the subdivision at his own cost. There were no objections filed as such against this subdivision. Mr. E. Crooks, sec. of the assn., was concerned about keeping the cemetery clean. He was told that attempts would be made to accomplish that result. Mr. & Mrs. Clinton were present, but did not object.

The scheduled public hearing on the proposed subdivision of Joseph Winkler off Hartford Ave. in the vicinity of the proposed Route 495, was held. Mr. Edward Sawyer and Mr. Karakeian, abutters to this subdivision stated that houses should not be constructed there because of the proposed Route 495. They would have to be knocked down at a later date, it was said. Mr. Biron then informed the petitioner that the loop for the interchange was going to go through this subdivision, and that it was not wise to construct homes in that area. Mr. Biron stated that he had seen the proposed plans at the Dept. of Public Works in Boston, and that a loop was proposed over this subdivision. Mr. Sawyer stated further that he had been unable to sell his house because of the fact that it might have to be torn down when the proposed highway went through. Mr. Sawyer further stated that there was a lot of ledge in this area. All of these facts were brought to the attention of the petitioner, however, he still wanted to go through with his plan. It was felt by the Board that these were not grounds on which this subdivision could be turned down. However, no legal action was taken official at this meeting. This was just the public hearing, and the decision did not have to be made on that evening.

(Over)

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The scheduled public hearing on the proposed subdivision of Joseph Winiker on Taunton Street was then held. Mr. Maurice Patrick was concerned about the brook next to the subdivision, which abutted his land. He stated that Wethersfield was draining in it, and that this new subdivision would drain in it also. The Board informed Mr. Patrick that it would view the area before taking any official action on Mr. Winiker's subdivision.

The scheduled public hearing on the proposed subdivision of the Alfarm Street Realty Trust of a proposed subdivision on Farm Street was held. ~~The~~ The legal notice calling for this hearing correctly described the land, but stated that the petitioner was Joseph Winiker, whereas it should have been the Alfarm Street Realty Trust. It was felt by the Board that the notice was sufficient. There were ~~no~~ no objections filed against this subdivision. All the abutters had been notified by registered mail. No official action was taken on this subdivision at this time.

Mr. Morton Schaefer came before the Board for a variance on his land. He was told that this was a matter for the Zoning Board of Appeals and not the Planning Board. He was referred to the Selectment, since they were in the process of appointing a Board.

Mr. Daly, Atty. for Auston O'Toole, appeared to ~~obtain~~ obtain copies of our regulations. Mr. O'Toole's civil engineer was with him.

Mr. Russell Bowie then presented a preliminary plan for Ferigno & Walker of a proposed subdivision on So. Main St., for ~~the~~ the approval of the Board. H. Cook, Jr., then moved to approve same, and his motion was seconded by H. Guerin. Biron objected to the approval of same, since it did not comply with the new zoning by-law, and since there was a question of whether or not the by-laws became effective on Dec. 2, 1960 instead of Feb. 20, 1961. However, H. Cook, Jr., E. DeRouin and H. Guerin voted to approve same. Biron then abstained from voting, and so did Richard. Richard stated that he was involved in the sale of the land, and therefore did not want to take any part in this matter.

R. Bernard Biron
Clerk

R. Bernard Biron
Chairman