

BELLINGHAM PLANNING BOARD
TOWN HALL-PLANNING BOARD ROOM
BELLINGHAM, MASSACHUSETTS

Regular Meeting of February 24, 1972

Members Present: Sergio Rotatori, Chairman
Gerard L. Daigle, Clerk
Timothy J. Hannigan
James E. Hart

Chairman Rotatori opened the meeting and dispensed with the regular order of business.

George C. Rhodes presented a plan of two lots off South Main Street, Approval Not Required. Hart questioned whether it was right to approve the plan since the plan showed land behind and next to Lots 1 and 2 having only 79.36' frontage on South Main Street. Rhodes explained he did not intend to build on that piece of land and wanted to leave some land opened on South Main Street to reach the land behind Lots 1 and 2. On the Form A filed with Town Clerk Lots 1 and 2 only were specified. On a Hannigan-Hart motion it was unanimously voted to approve Lots 1 and 2 on South Main Street.

George C. Rhodes presented a plan of land off Park Street consisting of Lots 1, 2, 3, 4 and 5, Approval Not Required. On a Daigle-Hannigan motion, Lots 1, 2, 3, 4 and 5 were unanimously approved.

James Malia presented a plan of land located on the northerly side of Hartford Avenue, Approval Not Required. Lot contains 40,000 sq. ft. and zoned Agricultural. On a Hart-Hannigan motion, it was unanimously voted to approve the plan of James Malia containing 40,000 sq. ft. on Hartford Avenue.

Mrs. Lucille Hind showed the Board a plan of Lot 8 and 7 on Taunton Street. Mrs. Hind owns Lot 8 containing 20,000 sq. ft. with 125' frontage with a garage under her house. The driveway leading to her garage belongs to lot 7 owned by Ozella, who is willing to let her have the driveway. Lot 7 would then be undersized. Board could not legally sign plan and suggested she go before the Zoning Board of Appeals for a variance.

Joseph Winiker showed the Board a letter from Penn Central Railroad indicating he will shortly own the right of way running 82½' from Mendon Street and stopping 100' from the Cement plant. Winiker will meet with the Board on March 23rd at 9:00 P.M. with a rough plan of the site showing egress and access. Donald Thayer will be asked to attend at the same time.

Vic Anderson met to discuss the Centre Park Estates off Center

J.J.H.
9/2/72

[Signature]

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Street. Area is zoned Agricultural and subdivision runs out May, 1972. Board stated the subdivision has to be finished by that date or else the 40,000 sq. ft. area has to be complied with.

Hart showed Consultant Phil Herr plan of George Rhodes on So. Main Street. Herr stated the Board signs for all the lots shown on the plan and if one lot is undersized it should be written on the plan itself "Not to be a building lot".

Joint meeting in Woonsocket with the neighboring Planning Boards was discussed. Another meeting is scheduled for the future and it was agreed that the Board have their own agenda of what they want to discussed prepared.

Dalpe's request for multi-family rezoning was gone over. Herr questioned whether 70% of the land to be rezoned was vacant. This will be checked out and a shorter description of the land will be sent.

Herr discussed the building code, saying there was a new state code. Code the Town is using has been abandoned by the State and a new one adopted. State is talking about making the new code mandatory statewide. This would take about two years. It was agreed to let the matter drop for now.

Minutes of the February 10th meeting was unanimously approved as read on a Hart-Daigle motion.

Meeting adjourned at 10:40 P.M. on a Hart-Hannigan motion.

APPROVED AS READ:

Respectfully Submitted:

Gerard L. Daigle, Clerk

Joseph W. Costello
Lyndy Hannigan
James P. Hart
Lyndy Hannigan
Wilfred Arcand