

BELLINGHAM PLANNING BOARD
BELLINGHAM HIGH SCHOOL

Regular meeting of March 14, 1974

Members Present: Sergio Rotatori, Chairman

James E. Haet, Vice Chairman, Clerk

James A. McElroy

Chairman Rotatori opened the meeting at 8:00 P.M. and dispensed with the regular order of business.

Mr and Mrs. John Fontaine sought the Board's advice regarding a parcel of land on Wrentham Road. Land belongs to Fontaine's father and has a 125' frontage with 75,000 sq. ft. going 500' deep. Fontaine would like to build a house in the back portion and an abutter Mr. Capozzoli is willing to give him the right of way back to the land. The Fontaines' had gone to the Zoning Board who referred them to the Planning Board. Board pointed out if the land is divided the back lot would have no frontage at all and would be land locked and the Board could not sign the plan. The Board advised them to seek legal advise.

A bond in the amount of \$5,000.00 covering Lots 1 thru 11 inclusive on Gail Drive, Glen Acres off Center Street was received. On a McElroy-Hart motion the Board voted unanimously to release Lots 1 thru 11 inclusive on Gail Drive.

Attorney James White and Mitchell Adams met with the Board to discuss Oak Woods multi-family development off North Main St. Secretary told the Board she had talked with Consultant Phil Herr that afternoon and that he had reviewed the letter of consent, covenant and advisory report of the Planning Board to the Zoning Board and had found all to be in order. Section 5 of the covenant was a legal matter and he suggested Town Counsel OK that section of it. On a McElroy-Hart motion the Board voted unanimously to approve and sign the covenant, consent letter and recommendation to the Zoning Board.

Minutes of the February 29th meeting were unanimously approved as read on a Hart-McElroy motion.

Minutes of the March 8th special meeting were approved on a Hart-Rotatori motion, with McElroy abstaining.

Bill in the amount of \$4.00 for 10¢ stamps was unanimously approved on a McElroy-Hart motion.

Board discussed the duplex houses going up on Youth Main Street with Henry Borowski. Rotatori told Borowski he was concerned about the drainage flowing into the abutter's house next door, since the duplexes are elevated. He questioned whether or not a 1,000 sq. ft. leaching area was adequate for a duplex house. Borowski stated he had questioned that point himself, but had

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to go by what the engineer said. Rotatori asked what the Board of Health said about it, and Borowski stated he could not remember.

Secretary reported Joseph Cortes had not yet signed for the letter requesting him to be an active member. McElroy suggested Town Counsel Ambler be contacted to see what steps were available to the Board in releasing Cortes from the Board. Board agreeded.

Meeting adjourned at 9:55 P.M. on a McElroy-Hart motion.

APPROVED AS READ:

Respectfully submitted:

James E. Hart, Clerk

Sever Rotatori
James E. Hart
James McElroy