

BELLINGHAM PLANNING BOARD
TOWN HALL ANNEX
BELLINGHAM, MA.

Regular Meeting - March 11, 1982

Members present -

Carl R. Rosenlund, Chairman

Joan King

Bert Boiteau

The meeting was called to order at 7:37 PM by Chairman Rosenlund. He noted that Mr. Rotatori and Mr. Murray were not at the meeting and the Board could not reorganize. A full board is needed for reorganization. Mr. Rosenlund welcomed Mr. Bertrand Boiteau to the Board and said he hoped he would offer much input in the coming months. The Subdivision Rules and Regulations books are in the process of being updated. Mr. Rosenlund also reminded the Board members about the 2 Public Hearings scheduled for the next meeting. He asked the secretary to check into whether the Zoning Board could pay the newspaper fees for the hearing. He also directed the secretary to send correspondence to Weston and Sampson informing them that all the information they needed could be gotten from Mr. Herr. Also correspondence to MAPC asking them who appoints the hazardous waste coordinator in a town and who sanctions that appointment. It was also requested that a file be set up concerning 495 Associates and any other pertinent material to that project.

On a Joan King/Bert Boiteau motion the Board voted 3-0 to pay the bills: secretary's salary - \$76.66.

Mr. Lawrence Cade then approached the Board. Mr. Rosenlund explained that Mr. Cade owned a parcel of land connected to Pilgrim Village off Ray Avenue.

Mr. Cade said he was concerned with the mechanics of owning the property. He stated he had a building permit to build a house on the property. He said he wanted to use the remainder of the property for farming - animals and vegetables. He had looked at the by laws and the land could be zoned agricultural. He said he would be paying a premium for having the land zoned as suburban when he was actually using it for farming.

Mrs. King asked if Mr. Cade anticipated any problems with the residents.

Mr. Cade said he did not think so as the river flows through the property and abutters would be about 800 ft. away.

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Mrs. King said it would create a problem with spot zoning.

Mr. Rosenlund said Mr. Cade can take 2 approached. The first one would be to have him sponsor an article to re-zone the property - to the selectmen. Or to try to have the Planning Board or Zoning Board to sponsor this article. They would have to be convinced it was beneficial for the town. The Board would be concerned with spot zoning.


Mr. Boiteau suggested Mr. Cade discuss this with the assessors.

Mrs. King asked if the assessors could really help Mr. Cade.

Mr. Rosenlund said the next Special Town Meeting might be in September and Mr. Cade would have time to check into this. He suggested Mr. Cade come back to the March 25, 1982 meeting and Mr. Herr could possibly offer some other options. The Board would schedule him for 9:00 PM. Mr. Cade left at 8:27 PM.

On a Joan King/Bert Boiteau motion the Board voted 3-0 to adjourn at 8:46 PM.

Respectfully submitted,


Carl R. Rosenlund, Clerk