



BELLINGHAM PLANNING BOARD

5 COMMON STREET
BELLINGHAM, MASSACHUSETTS 02019
(508) 966-0991; FAX (508) 966-2317
PlanningBoard@bellinghamma.org

January 11, 2007 Meeting Minutes

- **Present at the meeting:**

Brian J. Sutherland (BJS) Chair
Glenn C. Wojcik (GCW), Vice Chair
David Brown (DB) Secretary
Thomas J. Guerin (TJG),
Roland R. Laprade (RRL),
Stephen Bartha (SB)

Other officials: Stacey J. Wetstein, (SJW) Town Planner
Amy Cook, (AC), Commission on Disabilities
Mary Chaves, (MC) Coordinator

BJS opened the meeting at 7:00 PM.

DG: Motion to sign minutes of November 28 and December 28, 2006 as amended.

TJG: Second.

Vote: 5-0, Approved.

RRL: Motion to sign the vouchers.

DB: Second.

Vote: 5-0, Approved.

D & N Estates Definitive Subdivision and Major Residential Special Permit

Bill Halsing, Land Planning, and Laurent Duhammel, applicant appeared before the Board. Mr. Halsing advised the Board that they had finished with Conservation Commission and an order of conditions was issued. SJW advised the Board that the applicants will maintain and monitor their own basin for a year after the project is built and then work with the DPW and Conservation Commission to determine a realistic bond amount.

RRL: Motion to draft favorable decision to D & N Estates Definitive Subdivision and Major Residential Special Permit.

DB: Second.

Vote: 5-0, Approved.

Maple Ridge Definitive Subdivision

SJW advised the Board that she had received correspondence from John Parmentier, the engineer representing the applicant. They would like to withdraw without prejudice at this time as they are still a long way from concluding with the Conservation Commission. She read the letter for them requesting their withdrawal.

RRL: Motion to accept the withdrawal without prejudice for 3-lot subdivision, Maple Ridge Estates.

TJG: Second.

Vote: 5-0, Approved.

BJS advised those present what this action meant and the reasons for the request.

EMC Definitive Subdivision

SJW advised the Board that EMC had requested a continuance to January 25, 2007 to give them time to prepare new plans after receiving direction from the Board at their last hearing date, December 14, 2006.

TJG: Motion to continue public hearing for EMC Definitive Subdivision to January 25, 2007 at 7:15 PM.

DB: Second.

Vote: 5-0 Approved.

66 Mendon Street Development Plan Modification

Bill Halsing, Land Planning appeared with Wayne Goranson the applicant. They advised the Board that they would be appearing before the Conservation Commission to review the changes to the plan and drainage issues in particular. After some discussion, the Board determined that they would not be willing to make a decision until receiving final comments from the Conservation Commission. BJS asked about the paving of the driveway with a curb cut on to Brook Street. Mr. Halsing replied that the paving was done to give Mr. Goranson access to his snow removal equipment and allow him to navigate the property without going on the street. Mr. Goranson agreed to block the access from the street, perhaps using granite that was on the property.

RRL Motion to continue public hearing for 66 Mendon Street Development Plan Modification to January 25, 2007 at 7:05.

GCW: Second.

Vote: 5-0, Approved.

Planners Report and Board Member Comments

BJS expressed his dismay in a letter he received from an area resident regarding the EMC subdivision and. He restated that the Board makes it decision based on what they believe is best for the Town and unfortunately there will be those who will be dissatisfied at times.

DB: Motion to adjourn.

TJG: Second.

Vote: 5-0 Approved.

Minutes Accepted on:

1-25-07

(date)

Mary Chaves

(prepared by: Mary Chaves)

Roland R. Laprade

Roland R. Laprade

Brian J. Sutherland

Brian J. Sutherland

David Brown

David Brown

Glenn Wojcik

Glenn Wojcik

Thomas J. Guerin

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