



# BELLINGHAM PLANNING BOARD

2 MECHANIC STREET  
BELLINGHAM, MASSACHUSETTS 02019  
(508) 657-2892 FAX (508) 966-2317  
[PlanningBoard@bellinghamma.org](mailto:PlanningBoard@bellinghamma.org)

## November 13, 2008 Meeting Minutes

- **Present at the meeting:**

Patricia Buckley (PMB), Chairman  
Glenn C. Wojcik (GCW), Vice Chairman  
Stephen Bartha (SB), Secretary  
David Brown (DB)  
Brian J. Sutherland (BJS)  
John Sexton (JS), Associate Member

**Other officials:** Stacey J. Wetstein (SJW), Town Planner  
Amy Cook (AC), Commission on Disabilities  
Amy Sault (AS), Coordinator

PMB opens the meeting at 7:00pm.

### **LIG Athletic Fields, Maple and High Street, Development Plan Review, Major Business Complex Special Permit Decision Signings**

Joe Antonellis, attorney for applicant and Ed SanClemente for LIG.

BJS absent for this portion of the meeting.

SJW advised that the Con Com has some unresolved issues and that the Board has the option to sign tonight or wait until after the Con Com decision for the December 11, 2008 meeting.

GCW: Motion to sign the decision for BCL Premier Sports LIG Athletic Fields, Maple and High Street, Bellingham, Development Plan Review and Major Business Complex Special Permit decision as amended dated November 13, 2008.

SB: Second.

Vote: 5-0, Approved. (PMB, GCW, JS, SB, and DB)

### **MX365 Motocross Arena, 169 Maple Street, Development Plan Review, Scenic Road Permit Decision Signings**

BJS joined the meeting @ 7:30pm.

Joe Antonellis, attorney for the applicant.

GCW: Motion to sign the decision for MX365 Motocross Arena, 169 Maple Street, Bellingham, Development Plan Review approval as amended dated November 13, 2008.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to sign MX365 Motocross Arena, 169 Maple Street, Bellingham, Scenic Road Permit approval as amended dated November 13, 2008.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to close the public hearing for MX365 Motocross Arena Development Plan Review and Scenic Road Permit.

GCW: Second.

Vote: 5-0 Approved.

**The Shoppes at Bellingham, Continued Public Hearing, Development Plan Review, Water Resource District Special Permit, and Major Business Complex Special Permit**

SJW advised that the applicant sent a letter to the Planning Board office requesting a continuance.

BJS: Motion to continue the public hearing for The Shoppes at Bellingham, Development Plan Review, Water Resource District Special Permit and the Major Business Complex Special Permit until January 8, 2009 at 7:15pm.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to accept a request for the decision deadline for The Shoppes at Bellingham, Continued Public Hearing, Development Plan Review, Water Resource District Special Permit, and Major Business Complex Special Permit until June 26, 2009.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

**Discussion on signage for Hunter Development Gas Station, Hartford Avenue**

Michael Frisbe, Hunter Development Company.

Mr. Frisbe advised that the sign is in the middle of the property and meets the frontage. It is a white canopy sign and will display the Irving logo in red and blue. Mr. Frisbe advised that the sign has LED lighting and does not flash or constantly change. Price changes are made electronically from inside the gas station.

Mr. Frisbe advised that the Dunkin Donuts sign is a 4x9 panel.

PMB questioned if this is a 24 hour station and if the lights will remain on at all times. Mr. Frisbe advised that it is a 24 hour station and the lights will remain on during the hours of operation. SJW advised that the sign will need to be checked out at night to see that it does not shine on residential properties. Mr. Frisbe advised that the nearest resident is over 245 feet away.

SJW questioned if the sign could be more decorative to match the building better. Mr. Frisbe advised that the more decorative signs are sometimes larger than required by the Bylaw. He also advised that they will need to check with the Building Department to see if they will ok the sign being larger than code to accommodate for the changes requested.

BJS: Motion to accept the signage information as submitted with the pending clarification on style after review with the Building Department and receipt of the modified plan detail sheet.

DB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

### **General Business**

BJS: Motion to sign the vouchers.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, JS, SB, and DB)

BJS: Motion to accept the minutes of July 10, 2008.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, JS, SB, and DB)

BJS: Motion to accept the minutes of July 24, 2008.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to accept the minutes of August 14, 2008.

DB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to accept the minutes of August 28, 2008.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to accept the minutes of September 11, 2008.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to accept the minutes of September 25, 2008 as amended.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to accept the minutes of October 9, 2008 as amended.

SB: Second.

Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

BJS: Motion to accept the minutes of October 23, 2008.

SB: Second.

Vote: 4-0 Approved. (GCW, BJS, SB, and DB)

### Planners Report

SW advised the board that the next meeting would concentrate on the Master Plan. SW distributed information for note taking on the Shoppes at Bellingham and asked the Board members to keep them available for future public hearings as a guide.

DB: Motion to adjourn.

SB: Second.

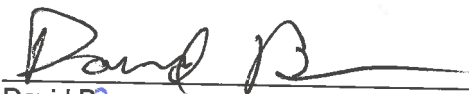
Vote: 5-0 Approved. (PMB, GCW, BJS, SB, and DB)

Minutes Accepted on: 12-11-2008

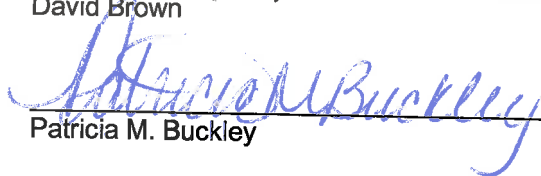
(date)



Stephen Bartha



David Brown

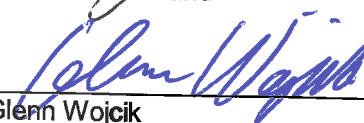


Patricia M. Buckley

(prepared by: Amy Sault)



Brian J. Sutherland



Glenn Wojcik