



BELLINGHAM PLANNING BOARD

2 MECHANIC STREET
BELLINGHAM, MASSACHUSETTS 02019
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PlanningBoard@bellinghamma.org

Meeting Minutes July 9, 2015

MEETING LOCATION: ARCAD MEETING ROOM – MUNICIPAL CENTER

Present at the Meeting

Brian T. Salisbury (BTS), Chairman
William F. O'Connell Jr. (WFO), Vice Chairman
Peter C. Pappas (PCP), Secretary
Patricia M. Murphy (PMM), Member
Dennis J. Trebino (DJT), Member
Nikyda Resto (NR), Alternate

Other Officials:

Jay Talerman (JT), Town Counsel
Jean Keyes (JK), Planning Board Coordinator

BTS opened the meeting at 7:00 p.m.

7:00 p.m. Hillside Estates, Novus Homes LLC, Inclusionary Housing Special Permit, Continued Public Hearing

Present: Mounir Tayara for Novus Homes LLC. Mr. Tayara discussed the elevation plan and house plan for the affordable unit on 70 Moody St. He informed the Board that he sent the plans to Maureen O'Hagan of the Department of Housing and Community Development (DHCD). Mr. Tayara presented a draft site plan to the Board and explained that the house will have frontage on Moody St. The sale price will be \$208,000.00.

JT informed the Board that they should provide a summary of the project for the new abutters' notices that are being mailed out to the abutters to the off-site unit at 70 Moody St.

PMM: Motion to continue the public hearing for the Hillside Estates, Novus Homes LLC, Inclusionary Housing Special Permit to August 13, 2015 at 7:05 p.m.

PCP: Second.

Discussion: None.

Vote: 5-0. Motion Carried. (BTS, WFO, PCP, PMM, DJT)

General Business:

Old Business:

PMM: Motion to sign the June 25, 2015 Meeting Minutes.

WFO: Second.

Discussion: None.

Vote: 5-0. Motion Carried. (BTS, WFO, PCP, PMM, DJT)

JK informed the Board that there are no vouchers or payroll to be signed.

CVS Cut-Through Traffic Report Informal Discussion:

JT explained that the report presented by Tighe & Bond for CVS showed that there is no increase in cut-through traffic as a result of the building of CVS at 370 and 400 Pulaski Boulevard. JT also explained Town Administrator Denis Fraine's concern about an increase in traffic accidents at Pickering Street. JT will continue to discuss this with CVS and BETA has to review the cut-through report.

Victory Warehouse Fencing Informal Discussion:

BTS and JT explained that they have emailed Victory about fencing for the construction site. Victory is not required to fence the entire lot and is concerned about extreme cost to do so. BTS and JT will continue to discuss with Victory. BTS suggested that going forward the Board should pay closer attention to this type of issue. JT suggested that the Board flag this issue and put into the Decisions or general protocol going forward.

PMM: Motion to cancel July 23, 2015 Planning Board Meeting.

WFO: Second.

Discussion: None.

Vote: 5-0. Motion Carried. (BTS, WFO, PCP, PMM, DJT)

The Planning Board meeting for July 23, 2015 is cancelled.

New Business (81-P)

DJT: Motion to adjourn.

WFO: Second.

Discussion: None.

Vote: 5-0. Motion Carried. (BTS, WFO, PCP, PMM, DJT)

Meeting Adjourned at 7:30 p.m.

Minutes Accepted on: August 13, 2015

(Date)

Jean Keyes
(Prepared by: Jean Keyes)

Brian T. Salisbury
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William F. O'Connell Jr.
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Peter C. Pappas
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