

OFFICE OF THE PLANNING BOARD
TOWN OF EAST BRIDGEWATER

www.eastbridgewaterma.gov

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BOARD MEMBERS

Steve Belcher, Chairman
Roy Gardner, Member
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BOARD MEMBERS

Austin Lyons, Jr., Member
Christine Hanley, Member
Edward O'Leary, Member
Kevin Reilly, Associate Member

REC'D ED TOWN CLERK
20 AUG 19 PM 3:57

Planning Board minutes of **July 20, 2020** as follows: meeting called to order at 7:00 pm in the large second floor conference room at the Town Office Building, 175 Central Street.

These minutes are an abstract of the digital recording of the Planning Board meeting held Monday, July 20, 2020 which is on file with the Planning/Building Department.

Members present were Steven Belcher, Chairman; Roy E. Gardner, Member; Ed O'Leary, Member, Christine Hanley, Member; Rob Lyons, Member and Kevin Reilly, Associate Member. Also, present Ellen McKenzie, Principal Clerk; Dorothy Simpson, *retired* Administrative Assistant and Patrick Franey, Building Commissioner/Zoning Enforcement Officer. Not present: Lindy Snow, Member.

Minutes of July 6 were not available for approval. No bills to review.

Town Counsel, Chris Kenny, via telephone to discuss By-Law Sec. 6A Special Permit Allowed Uses conflict. Lengthy conversation amongst Board, Town Counsel with input from Zoning Enforcement Officer.

Also, discussion with Town Counsel is Associate Member duties – Chris Kenny suggested the Board can determine what they would like the Associate Member to do, filing in wherever needed. Chris will get back to us on whether the Associate can or cannot vote on Form A & Form B.

Public Hearing: 7:15 p.m. JSRM Properties, LLC, Special Permit - continued from July 6, 2020 - Larry Silva of Silva Engineering presenting a revised plan for the applicant. The applicant was present for discussion regarding each concern along with a few new questions. Associate Member Kevin Reilly asked if the office part of the building could be improved to be aesthetically pleasing, applicant agreed but it won't be part of the decision. **M/Gardner, S/Reilly** with (5) five regular members in favor (Gardner, Belcher, Hanley, Lyons & O'Leary), (1) one associate members in favor (Reilly), (0) none opposed.

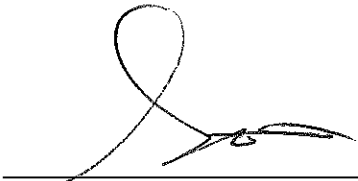
Pending Matters: *Celiberti Realty, LLC, No. Bedford St.* – waiting for final action from Conservation Commission. 53G Consultants, Allen & Major are working with Mr. Celiberti. Still pending.

Other Matters: Form B Preliminary Plan, 69 Captains Way – Ed Jacobs from PMP Associates was present for applicant with a visual display for the Board to review. The applicant would like five lots with a temporary turn around and phase two would have eight lots at a later date. After discussion it was decided the will keep with of the road the same and make a hammer head instead of a turnaround; sidewalks and

underground utilities. **M/Gardner, S/O'Leary** to accept the preliminary plan with (5) five regular members in favor (Gardner, Belcher, Hanley, Lyons & O'Leary), (1) one associate members in favor (Reilly), (0) none opposed.

Selectmen working on streetlights whether to purchase or lease and long term cost effectiveness.

It was unanimously voted to adjourn at 8:35 p.m. **M/Gardner, S/O'Reilly** with (5) five regular members in favor (Gardner, Belcher, Hanley, Lyons & O'Leary), (1) one associate members in favor (Reilly), (0) none opposed.

A handwritten signature in black ink, appearing to read 'Steve Belcher', is written over a horizontal line.

Steve Belcher, Chairman
East Bridgewater Planning Board