



# City Of Attleboro, Massachusetts

## PLANNING BOARD

GOVERNMENT CENTER, 77 PARK STREET

ATTLEBORO, MASSACHUSETTS 02703

TEL 508.223.2222 FAX 508.222.3046

2018 MAY 17 PM 1:18

RECEIVED  
CITY OF ATTLEBORO  
CITY CLERK

## AGENDA

MAY 21, 2018

6:30 P.M.

- 
- 1A. JOINT PUBLIC HEARINGS: NONE SCHEDULED DEADLINE
  - 1B. JOINT PUBLIC HEARINGS HELD OPEN: NONE SCHEDULED DEADLINE
  - 2A. PUBLIC HEARINGS: DEADLINE
    - a. Aravind Ganta - WRPD Special Permit – 84 Ashden Court
  - 2B. PUBLIC HEARINGS HELD OPEN: DEADLINE
    - a. Viridian Development, LLC – “VIRIDIAN MEADOWS PHASE II” Definitive Subdivision Plan 6/30/18
    - b. Woodlark Development Corp. – “COOPER FARM” Definitive Subdivision Plan 7/14/18
  - 3A. SITE PLAN REVIEW PUBLIC HEARINGS: DEADLINE
    - a. SOWA, LLC – Major Site Plan Review, 1 Highland Avenue & 5 Route 1A Deadline to close → 6/11/18
  - 3B. SITE PLAN REVIEW PUBLIC HEARINGS HELD OPEN: NONE SCHEDULED DEADLINE
  4. PENDING APPLICATIONS/MATTERS: DEADLINE
    - a. County Street Realty, Corp. – “SIMPSON AVENUE EXTENSION” Street Extension Plan 5/29/18
    - b. Jorge J. Ayub – WRPD Special Permit – 47 Semple Village Road 7/22/18
  5. FORM A PLANS: NONE SCHEDULED DEADLINE
  6. APPOINTMENTS TO SPEAK:
  7. STAFF REPORT: STAFF REPORT TO BE E-MAILED
  8. CORRESPONDENCE:
    - a. Letter and pictures from Adam Juszcak of 24 Excalibur Way, received May 16, 2018, to Director Gary Ayrassian of the Department of Planning and Development, regarding complaints with the work performed on the subdivision’s sidewalks in relation to residents’ driveways. **(previously distributed via email) (See Agenda item #6a)**
    - b. Letter from Bob and Pat Kelly of 28 Excalibur Way, dated May 9, 2018 (received May 14, 2018), to Director Gary Ayrassian, regarding dissatisfaction with the work performed on residents’ driveways in the “AVALON ESTATES” subdivision. **(previously distributed via email)**
    - c. Letter and pictures from Planning Board Clerk Lauren Stamatis, dated March 6, 2018, to Anthony Marinella of Maddi North Street Development, regarding stormwater management system deficiencies and the failure to complete by deadline construction of the “AVALON ESTATES” subdivision.

- d. Letter from Mark Rioux of Marette & Sons, Inc., dated May 15, 2018, to the Planning Board, requesting an extension of time to June 12, 2019 for the Water Resource Protection District special permit issued to 46 Pheasant Hill Road, builder's lot #82.
  - e. Letter from attorney John F. D. Jacobi, III of Coogan Smith, LLP, dated April 26, 2018 (received April 30, 2018), requesting a one year extension of time relative to the Major Site Plan Review decision issued to Crugnale Properties, LLC for 95, South Main Street.
  - f. Draft Recreational Marijuana Use Ordinance from Municipal Councilor Todd Kobus, received via email May 10, 2018, to the Planning Board. **(previously distributed via email)**
  - g. Certificate of Vote from Planning Board Clerk Lauren Stamatis, dated May 10, 2018, to the Municipal Council, providing a recommendation that the \$500,000 loan order for rehabilitating the Dodgeville Pond Dam is consistent with the City's Comprehensive Plan.
  - h. Memorandum from Planning Board Clerk Lauren Stamatis, dated May 17, 2018, to Public Works Superintendent Michael Tyler, requesting a sidewalk value recommendation for the sidewalks that were waived in the "STONE FIELD ESTATES II" subdivision.
9. **PERFORMANCE BOND CORRESPONDENCE:**
- a. Letter from Planning Board Clerk Lauren Stamatis, dated May 17, 2018, to Public Works Superintendent Michael Tyler, requesting a bond amount recommendation for the "STONE FIELD ESTATES II" subdivision.
  - b. Letter from Senior Vice President Geoffrey A. Homoliski of Middlesex Savings Bank, dated January 24, 2018, to Senior Land Use Planner Stephanie Davies, regarding the lender's agreement for the "CAMERON WOODS" subdivision.
10. **MISCELLANEOUS PENDING CORRESPONDENCE: NONE**
11. **PLANNING BOARD COMMITTEES:**
- 11A. **COMPREHENSIVE PLAN COMMITTEE:**
- 11B. **ORDINANCE COMMITTEE:**
- a. Sidewalk Gift Account draft regulation
  - b. §17-13.0 WATER RESOURCES PROTECTION DISTRICT
  - c. Discuss mechanism for amending approved Site Plan Review decisions
  - d. Discuss amendments to Subdivision Regulations (width of right-of-way, etc.)
- 11C. **SITE PLAN REVIEW COMMITTEE:**
- 11D. **SUBDIVISION COMMITTEE:**
- a. County Street Realty, Corp. – "SIMPSON AVENUE EXTENSION" Street Extension Plan
12. **PENDING MINUTES:**
- a. April 2, 2018
  - b. April 23, 2018
  - c. May 7, 2018
13. **SRPEDD DELEGATE'S REPORT:**
- a. Report/update from Scott Jones
14. **UPCOMING PUBLIC HEARING, BUSINESS MEETING AND COMMITTEE MEETING SCHEDULE:**
- a. Subdivision Committee Meeting scheduled for Monday, May 21, 2018 at 6:00 p.m. in the Annex
  - b. Regular meeting scheduled for Monday, June 4, 2018 at 6:30 p.m. in the Council Chambers
  - c. Regular meeting scheduled for Monday, June 18, 2018 at 6:30 p.m. in the Council Chambers
15. **RECENTLY FILED APPLICATIONS/OTHER:**
- a. SR Land Improvement – "STONE-E-LEA ESTATES" Definitive Subdivision **(copies for distribution)**