



# City Of Attleboro, Massachusetts

## PLANNING BOARD

GOVERNMENT CENTER, 77 PARK STREET

ATTLEBORO, MASSACHUSETTS 02703

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## AGENDA

AUGUST 13, 2018

6:30 P.M.

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- |   |                 |
|---|-----------------|
| 1A. JOINT PUBLIC HEARINGS: NONE SCHEDULED   | <u>DEADLINE</u> |
| 1B. JOINT PUBLIC HEARINGS HELD OPEN: NONE SCHEDULED   | <u>DEADLINE</u> |
| 2A. PUBLIC HEARINGS: NONE SCHEDULED   | <u>DEADLINE</u> |
| 2B. PUBLIC HEARINGS HELD OPEN:  | <u>DEADLINE</u> |
| a. SR Land Improvement – “EDWARD SR. ESTATES” (formerly “STONE–E–LEA ESTATES”)<br>Definitive Subdivision Plan   | 8/15/18         |
| 3A. SITE PLAN REVIEW PUBLIC HEARINGS: NONE SCHEDULED  | <u>DEADLINE</u> |
| 3B. SITE PLAN REVIEW PUBLIC HEARINGS HELD OPEN: NONE SCHEDULED  | <u>DEADLINE</u> |
| 4. PENDING APPLICATIONS/MATTERS:  | <u>DEADLINE</u> |
| a. Petition of Laurel Knoll Land Trust to rezone property located at 0 MacDonald Lane from<br>“Single Residence–D” to “General Residence–C”   |                 |
| b. Petition of the Municipal Council to amend the <u>ZONING ORDINANCE</u>   |                 |
| > <u>§17–3.4 TABLE OF USE REGULATIONS</u>   |                 |
| > <u>§17–8.6 FEE SCHEDULE</u>   |                 |
| > <u>§17–10.15 REGISTERED MARIJUANA DISPENSARY USES</u>   |                 |
| > <u>§17–11.2 DEFINITIONS</u>   |                 |
| c. RRSP Acquisitions, LLC – “PIKE ESTATES” Preliminary Subdivision  | 9/30/18         |
| 5. FORM A PLANS:  | <u>DEADLINE</u> |
| a. LeBlanc Acquisition & Development, LLC   | 8/28/18         |
| 6. APPOINTMENTS TO SPEAK:   |                 |
| a. Stephen W. Smith, GeoHydroCycle, Inc., regarding Brigham Hill Estates II   |                 |
| b. Jennifer Cooke, 128 Smith Street, regarding Brigham Hill Estates II  |                 |
| 7. STAFF REPORT: STAFF REPORT TO BE E-MAILED  |                 |
| 8. CORRESPONDENCE:  |                 |
| a. Response comments, revised plans, and updated stormwater calculations prepared by Jose Casali Engineering, Inc.,<br>submitted on August 7, 2018, relative to “EDWARD SR. ESTATES” (formerly “STONE E LEAESTATES” definitive<br>subdivision plan. |                 |

- b. Hydrogeologic Evaluation Report prepared by GeoHydroCycle, Inc., received August 7, 2018, relative to “BRIGHAM HILL ESTATES PHASE II.”
- c. Letter from Planning Board Clerk Lauren Stamatis, dated August 2, 2018, to Anthony Marinella of Maddi North Street Development, providing tertiary notice of the “AVALON ESTATES” subdivision overdue deadline.
- d. Certificate of Vote from Planning Board Clerk Lauren Stamatis, dated July 24, 2018, to City Clerk Stephen Withers, granting an extension of time to **September 28, 2018** for the infrastructure construction at the “STONE FIELD ESTATES” subdivision.
- e. Memorandum from Planning Board Clerk Lauren Stamatis, dated June 5, 2018, to Public Works Superintendent Michael Tyler regarding Maddi North Street Development, LLC’s request for a final inspection of the “AVALON ESTATES” subdivision.
- f. “Stone Field Estates Timeline” submitted by Sean McNamara on August 3, 2018 relative to “STONE FIELD ESTATES” definitive subdivision.

**9. PERFORMANCE BOND CORRESPONDENCE:**

- a. Letter from Planning Board Clerk Lauren Stamatis, dated August 2, 2018, to Public Works Superintendent Michael Tyler, soliciting a recommended bond amount for the “VIRIDIAN MEADOWS, PHASE II” definitive subdivision plan.
- b. Letter from Planning Board Clerk Lauren Stamatis, dated August 1, 2018, to Public Works Superintendent Michael Tyler, soliciting a recommended bond amount for the “COOPER FARM” definitive subdivision plan.
- c. Letter from Planning Board Clerk Lauren Stamatis, dated July 17, 2018, to Public Works Superintendent Michael Tyler, soliciting a recommendation on the requested **PARTIAL** release of funds for the “COLMAN ESTATES” definitive subdivision plan.
- d. Letter from Planning Board Clerk Lauren Stamatis, dated July 24, 2018, to John Case, III of County Street Realty Corp., providing an approved bond amount of **\$31,236.97** for the “SIMPSON AVENUE EXTENSION” street extension plan.
- e. Letter from Planning Board Clerk Lauren Stamatis, dated June 14, 2018, Public Works Superintendent Michael Tyler, forwarding the letter requesting a **FINAL** release of funds for “NICHOL AVENUE EXTENSION” for a recommendation to the Planning Board.
- f. Letter from Public Works Superintendent Michael R. Tyler, dated July 25, 2018, to the Planning board, recommending a **FINAL** release of funds in the amount of **\$14,463.25 plus interest** relative to the “NICHOL AVENUE EXTENSION” street extension.
- g. 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.
- h. Notice of Default from Kevin Freytag of Murphy Hesse Toomey & Lehane, LLC, dated August 6, 2018, to Fred Bottomley, relative the “CAMERON WOODS” definitive subdivision.

**10. MISCELLANEOUS PENDING CORRESPONDENCE: NONE**

**11. PLANNING BOARD COMMITTEES:**

**11A. COMPREHENSIVE PLAN COMMITTEE:**

**11B. ORDINANCE COMMITTEE:**

- a. §17-13.0 WATER RESOURCES PROTECTION DISTRICT
- b. Discuss mechanism for amending approved Site Plan Review decisions
- c. Discuss amendments to Subdivision Regulations (width of right-of-way, etc.)

**11C. SITE PLAN REVIEW COMMITTEE:**

**11D. SUBDIVISION COMMITTEE:**

**12. PENDING MINUTES:**

- a. April 2, 2018 (previously distributed)
- b. April 23, 2018 (previously distributed)
- c. May 7, 2018
- d. May 21, 2018
- e. June 4, 2018
- f. June 18, 2018
- g. July 17, 2018

**13. SRPEDD DELEGATE'S REPORT:**

- a. Report/update from Scott Jones

**14. UPCOMING PUBLIC HEARING, BUSINESS MEETING AND COMMITTEE MEETING SCHEDULE:**

- a. Regular meeting scheduled for Monday, September 10, 2018 at 6:30 p.m. in the Council Chambers
- b. Regular meeting scheduled for Monday, September 24, 2018 at 6:30 p.m. in the Council Chambers

**15. RECENTLY FILED APPLICATIONS/OTHER: NONE**