

PLANNING BOARD
148 Peck Street
Rehoboth, MA 02769
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Christopher Cooper, Chairman
Robert Moitozo, Vice Chair
Edward Bertozzi
Tomas Ennis
William Costa Sr.
Jake Kramer
Tish Vadnais
Lynne Ferreira, Assoc. Mbr.
Daniel Roach, Town Planner

**Meeting Minutes
February 5, 2020
Town Offices
148 Peck Street
Rehoboth, MA 02769
7:00 PM**

Present: Christopher Cooper, Robert Moitozo, Tomas Ennis, William Costa Sr, Tish Vadnais, Lynne Ferreira, Associate Member, and Daniel Roach Town Planner.

Absent: Edward Bertozzi, Jake Kramer.

Mr. Cooper began the meeting with the Pledge of allegiance at 7:01p.m.

Form A

1. 175 Wheeler Street – Keith – 20-02A

Ms. Rachel Smith of Otis Dyer's office was present.

Ms. Smith presented plans.

Mr. Cooper asked the board or the audience had any questions. There were none.

Mr. Ennis made a motion to endorse the plan.

Ms. Vadnais seconded the motion. All were in favor, motion passes.

New Business

1. FY2021 Budget – Review & Vote

Mr. Roach reviewed the proposed FY 2021 budget for the Planning Board, explained the increases and decreases.

Ms. Vadnais made a motion to approve the FY 2021 budget as proposed.

Mr. Costa seconded the motion. All were in favor, motion passes.

General Discussion

Mr. Ennis brought up the possibility of having space in the Rehoboth Reporter.

Ms. Vadnais made a motion for Mr. Ennis to contact the Rehoboth Reporter to get more details.

Mr. Costa seconded the motion. All were in favor, motion passes.

Mr. Costa explained his calculations on the percent of wells in and out of the GWPD.

Mr. Cooper made a motion to go into recess at 7:11 PM.

Ms. Vadnais seconded the motion. All were in favor, motion passes.

The meeting reconvened at 7:15 PM.

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Public Hearings

1. 65 Barney Ave. – Almeida – 19-05 SPA, 19-05 GWSP

Ms. Wendy Almeida of 65 Barney Ave. was present.

Ms. Almeida presented plans.

The board discussed parking and lighting type, timing, and distance from the road.

Mr. Ennis made a motion to close the Site Plan approval and the Ground Water Special Permit.

Ms. Vadnais seconded the motion.

Roll call vote. All replied "Aye". Motion passes.

Mr. Ennis made a motion to approve the Site Plan Application.

Mr. Costa seconded the motion.

Mr. Ennis made a motion to approve the Ground Water Special Permit.

Mr. Costa seconded the motion.

Roll call vote: All replied "Aye". Motion passes.

2. Reynolds Ave. – National Grid – 19-04 SPA, 19-01 PEU

Mr. Josh Lee Smith of Bowdith & Dewey was present.

Mr. Smith presented plans.

Mr. Chris Long of Gradient was present.

Mr. Long explained the EMF study and that for this specific site if the substation is constructed there will be no increase in health risk from the EMF.

Mr. Cooper asked for clarification about drop off rates and initial health concerns.

Mr. Long replied there have since been rigorously studied and been found to be not a concern.

Ms. Vadnais asked why specific spots have changed.

Mr. Long explained that those spots will be carrying less of a load.

Mr. Costa asked when the original lines were put in.

Ms. Jess Farrell from National Grid was present.

Ms. Farrell stated the mid 50's late 60's.

Ms. Caitlin Broderick of National Grid was present.

Ms. Broderick explained changes in power distribution and equipment used.

Mr. Cooper explained lack of change in EMF. Asked the board and audience if there any questions, there were none.

Ms. Vadnais made a motion to close the Site Plan Application and the Public Electric Utility Special Permit.

Mr. Costa seconded the motion.

Roll call vote: All replied "Aye". Motion passes.

Mr. Costa made a motion to approve the Site Plan Approval.

Ms. Vadnais seconded the motion.

Mr. Cooper stated we will incorporate the land disturbance approval into the Site Plan Approval.

Roll call vote: All replied "Aye". Motion passes.

Mr. Costa made a motion to approve the Public Electric Utility Special Permit.

Mr. Ennis seconded the motion.

Roll call vote: All replied "Aye". Motion passes.

Ms. Vadnais made a motion to grant frontage waiver due to applicant owning abutting parcels with frontage.

Mr. Costa seconded the motion. All were in favor, motion passes.

3. 28 Smith Street – Provost Construction – 19-03 C

Mr. Peter Lavoie of Landmark Design was present.

Mr. Lavoie presented revised plans including the restriction as an alternative to providing open space.

Mr. Cooper read Fuss & O'Neill's memo.

There was discussion regarding Fuss & O'Neill's memo and the restriction plan.

4. By-law Changes - GWPD

Mr. Costa further explained the percent of mapped wells that are in and out of the Ground Water Protection District.

Adjournment

Mr. Costa made a motion to adjourn at 8:17 pm

Ms. Vadnais seconded the motion. Motion passed.

Respectfully Submitted

Christopher Cooper, Chairman


Robert Moitozo, Vice-Chairman