

PLANNING BOARD
148 Peck Street
Rehoboth, MA 02769
(508) 252-6891 Telephone
(508) 252-5342 Facsimile



James Muri, Chairman
Edward Bertozzi, Vice Chair
John Moriarty, Clerk
Robert Moitozo
Tomas Ennis
Christopher Cooper
Stephen Brooks, Jr.

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**Meeting Minutes
April 1, 2015
Town Offices
148 Peck Street
Rehoboth, MA 02769
7:00 PM**

Present: James Muri, Edward Bertozzi, Stephen Brooks Jr., Christopher Cooper, Tomas Ennis,
John Scanlon
Town Planner – Leeann Bradley

Absent: John Moriarty, Robert Moitozo

Pledge at 7:00p.m.

Form A

1. Beckwith – 239 Homestead Ave. – 15-04A – One retreat lot, Lot 1, is being proposed. There is an existing house on Lot 2. Parcel A is giving a small piece of land to 243 Homestead Ave. to move the property line away from house edge.

Mr. Cooper motioned to endorse the Form A. Mr. Bertozzi seconded the motion. Motion passed. The Planning Board suggested to revise the Form A application to request that the applicant provide an explanation as to what the plans for this property will be. Mr. Brooks motioned to add the above narrative to the endorsement. Mr. Cooper seconded the motion. Motion passed.

Public Hearings

Moonlight Estates - 14 Tremont Street – 15-01C – The Board requested that a letter be forwarded to Skip Vadnais requesting him to appear at the April 15, 2015 meeting and speak to the Planning Board regarding “Right to Farm” regulations.

Palmer River Dev. Co. LLC – 231 Perryville Rd. – 14-01C & 14-01GWSP – The applicant has requested a time waiver to May 6, 2015.

Mr. Bertozzi motioned to approve the time waiver. Mr. Ennis seconded the motion. Motion passed.

New Business

Complaint – 280 Summer St. – Solar Farm – Mr. Ben Friedell from SunEdison LLC was present to address complaints from neighbors about damaged stone walls and utility poles/staging of poles. National Grid will be replacing the poles. Staged on solar site then were installed per Board of Selectmen offsite and one onsite. 4 new poles and replaced 3 other existing poles. Per renderings provided and plan are the approved number of poles. Several poles erected at hairpin turn. 3 of the 4 are National Grid. The solar plan shows the National Grid poles. Mr. Muri stated the Planning Board did not like the poles and will ask for buried utilities for the next solar project. They will only allow a few poles. On next solar project have the engineer conduct site inspections during construction. Mr. Friedell suggested revisiting this after construction. Maybe one pole is temporary. Mr. Cooper asked if National Grid will approve underground connections. Is it up to the developer or National Grid? The Planning Board will make a site visit. The rendering/simulations do not show poles but plans that were approved do. They will meet on Saturday at 10am. A representative from SunEdison LLC will be present. Mr. Muri asked Mr. Friedell to contact National Grid to inquire if any of the poles are temporary. Mr. Friedell addressed the stone wall damage by stating he had been in touch with the property owner and a National Grid subcontractor will repair the wall. He will follow up with a letter to the Planning Board. *Only 1 pole on property and National Grid will have 3 per Board of Selectmen approval on adjacent properties.

Street Acceptance Article for 2015 Annual Town Meeting – Liberty Lane – No action

Discussion – Fees – Subdivision Rules and Regulations – Amendments – Add fees for extensions.

Form “C”s” increase fees. Come up with other fees to change.

*Send email – ConCom at 4/15/15 meeting come to see the process

*Take out reference to wetland delineation approval on Form A

*HDPE –language to be correctly installed

*Street jogs – change to 300’

*502.3 A&B change language and diagrams

*Zoning fees – Fall 2015 with Conservation Commission hearing in August/September

SRPEDD Delegate – Steven Brooks with continue as delegate for this year.

Mr. Ennis motioned to appoint Mr. Brooks as the SRPEDD delegate. Mr. Cooper seconded the motion. Motion passed.

Old Business

Bliss Solar Farm – Tremont St. – Landscaping and Fencing – discussion – Eastern Red Cedar

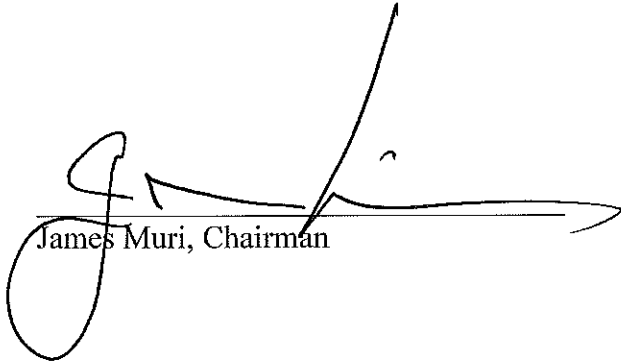
Minutes

Table minutes to the April 15, 2015, meeting

Adjournment

Mr. Cooper motioned to adjourn at 9:00 p.m. Mr. Bertozzi seconded the motion. Motion passed.

Respectfully Submitted,

A handwritten signature in black ink, appearing to be 'James Muri', written over a horizontal line. The signature is stylized with a large initial 'J' and a long horizontal stroke extending to the right.

James Muri, Chairman