

**MARLBOROUGH PLANNING BOARD
MARLBOROUGH, MA 01752**

Call to Order

December 5, 2016

The Meeting of the Marlborough Planning Board was called to order at 7:00pm in Memorial Hall, 3rd Floor City Hall 140 Main Street, Marlborough, MA. Members present included: Barbara Fenby, Colleen Hughes, Shawn McCarthy & Philip Hodge.

Also in attendance were Board Secretary Melissa Peltier & City Engineer Thomas DiPersio
Brian DuPont & Sean Fay were absent.

In attendance as well were members of Boy Scout Troop 41 based in Marlborough working towards earning their Citizenship and Community Badge.

1. Meeting Minutes:

A. Regular Meeting November 14, 2016

This item was carried over to the next regularly scheduled meeting (December 19, 2016)

B. Regular Meeting November 28, 2016

This item was carried over to the next regularly scheduled meeting (December 19, 2016)

2. Chair's Business:

A. Update regarding Planning Board Page – Calendar

This item was carried over to the next regularly scheduled agenda. (December 19, 2016)

3. Approval Not Required:

A. Decision Broadmeadow Street, Gulbankian (Bruce Saluk)

Mr. Saluk was in attendance to answer any questions the Board may have.

Ms. Hughes read the favorable recommendation from the Engineering Department into the record.

On a motion made by Mr. McCarthy, seconded by Mr. Hodge it was voted to accept and place on file the recommendation as well as endorse the plan as amended. Motion carried.

4. Public Hearings (7:15):

A. Proposed Zoning Amendment 650-58 ZBA Time to Act

Ms. Hughes read the notice into the record.

The Public Hearing was opened at 7:15pm Ms. Hughes read the notice into the record. The hearing was taken in the traditional 4 stages:

Presentation

Those speaking in favor-questions

Those speaking in opposition

Questions from Board Members

Presentation:

City Solicitor Rider presented the proposed changes to the Board. These changes basically fall in the category of general housekeeping amendments. The change is in days to act for the Zoning Board moving the deadline from 75 days to 100 days. This change will bring the City's Zoning Ordinance in line with the Massachusetts General Laws that already allow the Zoning Boards 100 days to act.

Speaking in Favor: None

Speaking in Opposition: None

Questions/Comments from the Board Members: None

The Public Hearing was closed at 7:21pm

On a motion made by Mr. Hodge, seconded by Ms. Hughes it was voted to forward a favorable recommendation to the City Council regarding this amendment as presented. Motion carried.

5. Pending Sub Division Plans: Updates and Discussion:

A. Engineers Report

City Engineer DiPersio reminded the Board that the Walker Brook Estates approval expires in January, he also noted that there had been a meeting between himself, Karen Boule City Council Secretary and a representative from the Legal Department regarding the procedure for street acceptance. Both Ms. Hughes and Chairperson Fenby have indicated interest in attending a secondary meeting with the City Council representative and or the Legal Department for continuity sake in understanding where the issues are in the process as it is currently understood by the Board.

6. Preliminary/Open Space Submissions/Limited Development Subdivisions: None

7. Definitive Subdivision Submission: None

8. Signs: None

9. Unfinished Business: None

10. Informal Discussion: None

11. Correspondence: None

12. Public Notices of other Cities and Towns:

A. Town of Framingham, Planning Board, 3 Notices

B. City of Marlborough, City Council, 1 Notice

C. Town of Hudson Planning and Community Development, 1 Notice

On a motion made by Ms. Hughes, seconded by Mr. Hodge it was voted to accept and place on file items 12A-C. Motion carried.

Adjournment: On a motion made by Ms. Hughes, seconded by Mr. Hodge it was voted to adjourn at 7:35pm. Motion carried.

Respectfully submitted,

Colleen Hughes
Clerk

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