



City of Attleboro, Massachusetts

PLANNING BOARD

GOVERNMENT CENTER, 77 PARK STREET

ATTLEBORO, MASSACHUSETTS 02703

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AGENDA APRIL 25, 2022 6:30 P.M.

- | | | |
|-----|---|-----------------------------|
| 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: LINK* | <u>DEADLINE</u> |
| a. | One Thirty One Pleasant St, LLC – “NICHOLAS DRIVE” Street Extension Plan | 5/18/22 |
| 3A. | SITE PLAN REVIEW PUBLIC HEARINGS: NONE SCHEDULED | <u>DEADLINE</u> |
| 3B. | SITE PLAN REVIEW PUBLIC HEARINGS HELD OPEN: LINK* | <u>DEADLINE</u> |
| a. | Bishop Feehan High School – 70 Holcott Drive, Major Site Plan Review | Deadline to close → 4/30/22 |
| b. | JS Fuller TIC, LLC & et. al – 50 Fuller Avenue, Major Site Plan Review | Deadline to close → 4/25/22 |
| c. | Anthony Properties Realty, Inc. – 754 Newport Avenue, Major Site Plan Review | Deadline to close → 4/30/22 |
| 4. | PENDING APPLICATIONS/MATTERS: LINK* | <u>DEADLINE</u> |
| a. | Bristol Place Investments LP – “BRISTOL PLACE” Preliminary Subdivision | 4/30/22 |
| b. | Petition of the Municipal Council to amend <u>§17-3.3 PROHIBITED USES</u> of the <u>ZONING ORDINANCE</u> relative to commercial vehicles | |
| 5. | FORM A PLANS: | <u>DEADLINE</u> |
| a. | Robert Holmes – 0 Thomas Avenue | 5/5/22 |
| b. | Shawn Jorde – 35 Tiffany Street | 5/12/22 |
| 6. | APPOINTMENTS TO SPEAK: NONE SCHEDULED | |
| 7. | STAFF REPORT: TO BE EMAILED | |
| 8. | CORRESPONDENCE: LINK* | |
| a. | Architectural peer review submitted by David Gamble of Gamble Associates, dated April 7, 2022, to Senior Land Use Planner Stephanie Davies and Director of Planning and Development Gary Ayrassian, relative to the Major Site Plan Review application of Anthony Properties Realty, Inc. for 754 Newport Avenue. (See Agenda #3Bc) | |
| b. | Existing drainage plan submitted via email by Sheryl Guglielmo of DiPrete Engineering, received April 7, 2022, to Director of Planning and Development Gary Ayrassian, relative to the preliminary subdivision application of Bristol Place Investments LP for “BRISTOL PLACE”. (See Agenda #4a) | |
| c. | Email from Senior Land Use Planner Stephanie Davies, dated February 10, 2022, to Bob Catenacci of One Thirty One Pleasant St, LLC, regarding a notice of violation relative to the “STONE FIELD ESTATES III” subdivision. | |
| d. | SRPEDD Commission Member Appointment Form for the period May 25, 2022 through May 24, 2023. | |
| e. | Certificate of Vote from Planning Board Clerk Lauren Stamatis, dated April 5, 2022, to the Municipal Council, recommending that the loan order in the amount of \$5,200,000.00 for the replacement of the ozone system at the Water Treatment Plant is consistent with the Comprehensive Plan. | |

9. **PERFORMANCE BOND CORRESPONDENCE: [LINK*](#)**
 - a. Letter from Planning Board Clerk Lauren Stamatias, dated April 5, 2022, to Nic Reuter of Pike Ave Acquisitions, LLC, providing the approved initial bond amount of \$1,137,714.69 relative to Phase I of the "PIKE ESTATES" subdivision.

10. **MISCELLANEOUS PENDING CORRESPONDENCE:**
 - a. See separate Delinquent Subdivisions Correspondence Tracking Report

11. **PLANNING BOARD COMMITTEES:**
 - 11A. **COMPREHENSIVE PLAN COMMITTEE:**
 - a. Executive Summary: Sustainable Growth (Request for Primer)

 - 11B. **ORDINANCE COMMITTEE:**
 - a. Discuss Act Enabling Partnerships for Growth – new state zoning enabling legislation
 - b. Executive Summary: Trees

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

 - 11D. **SUBDIVISION COMMITTEE:**

12. **PENDING MINUTES:**
 - a. December 16, 2021
 - b. January 3, 2022
 - c. January 24, 2022
 - d. February 7, 2022
 - e. February 15, 2022 (Joint Public Hearing)
 - f. February 28, 2022
 - g. March 7, 2022
 - h. March 21, 2022
 - i. April 4, 2022

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

14. **PLANNING BOARD STUDY GROUP PROGRESS REPORT:**
 - a. Executive Summary: Community Preservation Act

15. **UPCOMING PUBLIC HEARING, BUSINESS MEETING AND COMMITTEE MEETING SCHEDULE:**
 - a. Regular meeting: May 2, 2022 at 6:30 p.m.
 - b. Regular meeting: May 16, 2022 at 6:30 p.m.

16. **RECENTLY FILED APPLICATIONS/OTHER:**
 - a. Elections for Chairman, Vice-Chairman, Secretary, SRPEDD delegate, and Clerk

*Digital access links are taken down as soon as the day after the meeting. For access after that time, please make a request by emailing planning@cityofattleboro.us or stopping by the Office of Planning and Development during normal business hours.