



PLANNING BOARD OF MILFORD, MASS.

TOWN HALL, 52 MAIN STREET
634-2317

Joseph Calagione
John H. Cook
Patrick J. Kennelly
Marble Mainini, III
Lena McCarthy

September 5, 2017
Meeting Minutes - Page 1

The meeting opened at 7PM. All members were present except Marble Mainini III. The Town Planner was absent. The Town Engineer was present.

The minutes of August 15, 2017 John Cook motioned to accept and sign. Lena McCarthy 2nd. Un.4

81-P Plan Gordon Drive Andrew Swift \$250.00 received. Peter Lavoie, eng. 64 Mellen Street Bellingham. Joseph Calagione motioned to sign John Cook 2nd, Un.4

Public Hearings

1. Application of Selectmen to amend ZBL relating to Marijuana establishments
2. Application Board of Selectmen to amend ZBL by prohibiting Marijuana establishment

Atty. Gerald Moody presented various versions an on ballot for vote 9-19-17 Ban dispensing-commercial#2m ban all activities

3. Darian Deslauriors 420 Fortune Blvd. non-impact business to ensure safety
4. Mike Dundas CEO business in Milford Commercial Way no retailing
5. #1 Joseph Calagione motion for favorable recommendation retail sales John Cook 2nd, Un.4.
6. Joseph Calagione motion for Unfavorable recommendation Lena McCarthy 2nd Un.4

Continued Public Hearing # 3 & 4 Afonso Rob Poxin present with update on progress Widening of road plan. Went over improvements 1 sidewalk bus pick up area, need sewer letter. Wetland issues and may reduce some Request to c10-3-17 Joseph Calagione motioned to grant and John Cook 2nd. Un.4

Snowflake Whitewood Preserve Peter Lavoie presented. Project manager. 26' wide to first intersection. Tony Bogner 47 Whitewood Road asked about pumping station and open space. 24' wide access road slope curb Sewer approved the plan. No letter yet. John Cook motioned to grant c-10-3-17 Lena McCarthy 2nd. Un.4.



PLANNING BOARD OF MILFORD, MASS.

TOWN HALL, 52 MAIN STREET
634-2317

Joseph Calagione
John H. Cook
Patrick J. Kennelly
Marble Mainini, III
Lena McCarthy

September 5, 2017
Meeting Minutes - Page 2

Subdivision Plan Ariana Estates 5 residential lots off Fruit Street Peter Lavoie, eng. 4 new lots (duplex) Hydrant at end 8" line Minimal water crossing. Drainage settling pond. Mr. Claro present with Atty James Roberti. Sewer Board denied but had old plan Separate water and sewer service. Highway Supervisor has no problem with crossing culvert Easements all need to be recorded with the registry per house. "Buyer Beware" Catch basins Brad Madcheck 9 Fruit Street concern with residents in area and impact of construction and traffic. His wife Carol feels too congested with duplexes. Water Co states they are compliant. Need another well No waivers Joseph Calagione motioned to approve preliminary plan. John Cook 2nd. 3 in favor 1 oppose Lena McCarthy

Site Plan Review 445 East Main Street Dhanada LLC Peter Lavoie, eng. Former night Club to Buddhist Meditation Center. Parking and driveway. Fewer parking spaces now 40 reconstructed spaces. Some small dorm type rooms for short term participants This will improve the site. Town Planner 9-5-17 approve Fire Dept. 8-29-17 hydrant location Town Engineer 8-30-17 all addressed Water Co. 8-24-17 comments Conservation Commission gave order of conditions Wetlands to go to a clean pipe. 4 catch basins Joseph Calagione asked about the pipe Not sure what is clogging this up may need a sump pump. Joseph Calagione motioned to approve site plan subject to hydrant and drainage issue John Cook 2nd Un.4.

Amended Site Plan 455 Fortune Blvd. Sign Me Up Sign Co. To install free standing sign 6'x 11.75' 70.5 sf double face free standing near front property line Small free standing sign to be removed. Town Planner 9-5-17 rec approval Town Engineer 8-30-17 OK Fire Dept. 8-29-17 no change Water Co. 8-18-17 no issue John Cook motioned to amend Joseph Calagione 2nd Un.3 LM left room

Patrick Kennelly left chair Joseph Calagione took chair

Variance Daniel Hoyt 435 East Main Street Single family dwelling. Non-conforming area & frontage RC zone existing mobile home to be razed Town Planner feels needs Special Permit and would be favorable recommendation. John Cook made a favorable recommendation for a Special Permit, Lena McCarthy 2nd. 3 favor 1 abstained Patrick Kennelly took chair



PLANNING BOARD OF MILFORD, MASS.

TOWN HALL, 52 MAIN STREET
634-2317

Joseph Calagione
John H. Cook
Patrick J. Kennelly
Marble Mainini, III
Lena McCarthy

September 5, 2017
Meeting Minutes – Page 3

Variance Angel Soto 14 East Street To subdivide existing 18,456 sf conforming lot to create another buildable lot No hardship Town Planner 9-5-17 Unfavorable
Joseph Calagione made an unfavorable recommendation John Cook 2nd. Un 4

Special Permit 87 South Main Street Miso.Inc/Makepar Corp. To allow for sale of used cars on property long standing non-conforming shop RA zone ZBL sec 3.1.3 generate same traffic. Town Planner 9-5-17 unfavorable. John Cook unfavorable Lena McCarthy 2nd. Un4

Appeal /Variance 7 Florence Street Sharon Goldstein 16,000sf lot RB zone smaller parcels previously merged by law. No hardship Building Commissioner letter 7-31-17 appeal decision Town Planner 9-5-17 unfavorable. Joseph Calagione made unfavorable recommendation John Cook 2nd Un4

Variance Valdeh Bento 20 purchase Street to construct 12'x16' deck rear of single family house non-conforming property. Town Planner favorable recommendation 9-5-17 Joseph Calagione does not want to infringe on side yard setback of 5.2 side property line and is maintained with construction of new deck. John Cook 2nd. Un.4

Design Changes Discussion C9-19-17 for Marble Mainini III to be present.

John Cook motioned to adjourn Joseph Calagione 2nd Un 4 Meeting adjourned 8:30

Patrick Kennelly

Joseph Calagione

Lena McCarthy

John Cook