

PLANNING BOARD
148 Peck Street
Rehoboth, MA 02769
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James Muri, Chairman
Robert Moitozo, Vice Chair
Edward Bertozzi
Tomas Ennis
Christopher Cooper
William Costa
Michael Costa
Leeann Bradley – Town Planner

**Meeting Minutes
February 15, 2017
Town Offices
148 Peck Street
Rehoboth, MA 02769
7:00 PM**

RECEIVED
17 APR - 6 AM 9:39
OFFICE OF THE TOWN CLERK
REHOBOTH, MA

Present: Robert Moitozo, Tomas Ennis, William Costa, Christopher Cooper, Michael Costa

Town Planner – Leeann Bradley

Absent: James Muri, Edward Bertozzi

Mr. Muri was not present. Mr. Moitozo began the meeting with the Pledge at 7:05p.m.

Form A

Public Hearings

1. ION The Ball LLC – 150 Barney Avenue – 17-01SPA –

Mr. Cooper motioned to open the Public Hearing for ION The Ball LLC Site Plan Approval.

Mr. Ennis seconded the motion. Motion passed.

Mr. Eric Brainsky and Mr. Gannon were both present. Mr. Rob Davis from Insite Engineering Services LLC as well as the property owner Mr. John Ferreira was also present. Mr. Brainsky began by stating they have already received a variance and special permit from the Zoning Board of Appeals. The Form A has already been endorsed. He stated the billboard will essentially be on the southern side of the property on Barney Avenue overlooking the westerly side of interstate 195.

A similar billboard was permitted and constructed on the J&J Materials property on Route 6 by the same company. He added Mr. Davis could answer any Site Plan questions the board may have. Mr. Gannon stated they will approach Mass DOT once they have town approval. Mr. Davis presented new plans showing revised lot lines and placement of the billboard. He noted there is no impact to the wetlands. The RDA plan was approved with a negative determination back in July of 2016. There is an existing gravel driveway within an easement area to access the billboard. There will be no grading. Mr. Davis reviewed the plan for the structure of the billboard. Mr. Moitozo asked what type of sign is being proposed. Mr. Gannon stated the billboard will utilize the LED format. It enables 6 advertisers per minute. Mass DOT requires static face for 10 seconds before switching to the next face. It is similar to the sign on Fall River Avenue. Ms. Ennis asked about issues with the gas easement. Mr. Davis stated they have been asked to provide bridging which is timber laid out to distribute the load of heavy machinery equally. The powerlines run along the guard rail and will not be an issue.

Mr. Davis noted there are no houses in the area. Mr. Gannon added that the new LED technology will direct the light toward 195. There will be no light spillage to produce “night sky”. Mr. William Costa asked “what would happen if the sign were to fall?”. The sign is 118’ high. If it were to fall, it would land 73’ into the highway. Mr. Gannon stated that along with their state application they must present construction drawings to the state. He added that Massachusetts has some of the strictest building codes in the area. Mr. Gannon went on to say the state allows a double faced signs. He added that the state of Massachusetts allows each sign to be 1,200 s.f. It can be back to back or side by side.

Mr. Cooper motioned to close the Public Hearing.

Mr. Ennis seconded the motion. Motion passed.

Mr. Cooper motioned to issue the Site Plan Approval.

Mr. Ennis seconded the motion. Motion passed.

New Business

1. Recreational Marijuana Bylaw – Discussion – Ms. Bradley stated she submitted a draft of the Rehoboth bylaw which was basically what West Bridgewater had to Town Counsel. The information she received from Town Counsel is what they suggested be used. She submitted this information to the Planning Board. She also added that per Town Counsel most towns should have a moratorium since they are not clear on what the regulations are. It doesn’t make sense to come up with a bylaw right now.

Mr. Ennis motioned to have the moratorium on the Town Warrant.

Ms. Bradley stated a Public Hearing will need to be held first.

Old Business

1.

Minutes

2016

- | | |
|------------------|-------------------|
| 1. April 6, 2016 | 2. April 20, 2016 |
| 3. May 4, 2016 | 4. May 18, 2016 |

2015

- | | |
|-----------------------|----------------------|
| 1. August 5, 2015 | 2. September 2, 2015 |
| 3. September 16, 2015 | 4. October 21, 2015 |

The 2015 and 2016 minutes were not reviewed and will be on the next agenda for approval.

Invoices

1.

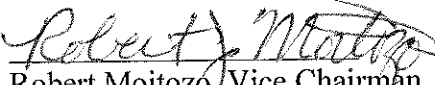
Adjournment

Mr. William Costa motioned to adjourn at 7:35p.m.

Mr. Cooper seconded the motion. Motion passed.

Respectfully Submitted,

James Muri, Chairman


Robert Moitozo, Vice Chairman