



TOWN OF WAKEFIELD

PLANNING BOARD

NOTICE OF MEETING
May 10th, 2022 | 7:00 p.m.

ITEM 1 | Call to Order: 7:00pm

Attendance: Matt Lowry, Bill Spaulding, Theo Noell, Megan Menesale, Jim Hogan, Erin Kokinda
Clerk: Susan Auld

ITEM 2 | Approval of Minutes – April 12, 2022

Motion to accept minutes by Theo Noell, Second by Jim Hogan
Motion passed 5-0 by a roll call vote

ITEM 3 | Public Hearing - Stark Ave – Definitive Subdivision Plan - 7:05pm

Peter Blaisdell - On behalf of the applicant, P&G Utilities and Site, LLC, the office of Williams & Sparages LLC respectfully requests to withdraw the definitive plan filing for the Stark Avenue Realignment without prejudice. The applicant has decided not to continue with the permitting process for the plans that are currently before you and would like time to reconsider the project design.

Motion to approve withdrawal by Bill Spaulding, Second by Jim Hogan
Motion passed 5-0 by a roll call vote

Comments by Chair Matt Lowry –heard a lot from abutters, if this project should start up again – concerns of the neighbors should be met. Anything that gets done at the end of the road needs to benefit the neighborhood – the turnaround needs to be better than what is there now. Trash truck needs to be able to drive down the street properly and safe. Adhere to current standards.
Public Hearing has been terminated

ITEM 4 | Con Com Open Space & Recreation Plan – Overview -7:53pm

Judy Green from Con Comm presented an overview – goals and objectives for open space

- #1: Increase the amount of and improve the Town's open space and "green" areas
- #2: Increase the number and quality of active recreational areas and facilities
- #3: Protect watershed and water
- #4: Step-up efforts to coordinate with and participate in local and regional planning efforts

These goals are ongoing and the Town will continue to pursue them

*protecting the town forest/flood areas/drainage issues/work with natural environment
solutions/trails/informational kiosks/tree protection

Matt Lowry – is there map for parcels in town forest. What can be done to secure these? ConComm working with Town Council.

Bill Spaulding – does the recreation plan included public parks?

Theo Noell – this is great for the joint commission meetings.



ITEM 5 | Discuss Procedures for Changing Street Names

Briefly went over what was discussed at last meeting.

Erin explained she spoke with Katie Lafferty in Engineering – Police and Fire Dept approval, Town Engineering Dept, MassGIS to keep 911 up-to-date and all Town Depts, private or public road, abutters signatures to name a few suggestions for application. More discussion to follow.....

ITEM 6 | Discuss Revision of Subdivision Rules and Regulations - 8:05

Will discuss at future meeting

ITEM 7 | Items Not Anticipated by Chair

Matt Lowry – Board Elections next meeting for Chair and Vice-Chair. Town Meeting May 16, 2022.

Discussed Steve Maio's presentation of MBTA housing at TC meeting.

Theo Noell - Master Plan group meeting May 25, public forum and survey after that.

Bill Spaulding – Congratulations to Jim Hogan on his win!! Safe Streets approved for July 17, 2022 12-4pm
Main St and Church St will be open to walkers, bikers etc.

ITEM 8 | Adjournment

Motion to adjourn by Theo Noell

Second by Bill Spaulding

Adjourned at 8:35pm

Motion passed 5-0 by a roll call vote

Notes | NEXT SCHEDULED MEETING TUESDAY MAY 24, 2022

Stark Avenue Definitive Plan filed on August 17, 2021, and the Public Hearing opened August 24, 2021. The applicant requested an extension for approval on December 14, 2021 and on March 8, 2022. The Planning Board's deadline for approval of this project is June 1, 2022.