



TOWN OF WAKEFIELD

PLANNING BOARD

MEETING MINUTES
September 13th, 2022 | 7:00 p.m.

ITEM 1 | Call to Order: 7:00pm

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

ITEM 2 | Approval of Minutes – August 9, 2022 and August 23, 2022

Motion to accept minutes dated August 9, 2022 by Bill Spaulding, Second by Matt Lowry.

Motion passed 5-0 by roll call vote.

Minutes from August 23, 2022 not available

ITEM 3 | Discuss Procedures for Changing Street Names 7:05-7:32pm

Bill Spaulding spoke about the application fee when submitting to Town Clerk. PB will submit proposed bylaw change for Town meeting November 19th. The deadline for any warrant item is noon Fri Oct 21, 2022. The Planning Board will have a public forum on Sept 27, 2022 before submitting to TC. The proposed bylaw can be seen on the Town website

ITEM 4 | Discuss Revision of Subdivision Rules and Regulations 7:32-8:06pm

Matt Lowry reviewed the changes to the working draft – discussed in detail trees to keep in the subdivision, street trees, tree protection and abutters trees. Existing walls and fences and grading plan. Matt will make updates, format and submit proposed changes to the DPW/Engineering Department for their input.

ITEM 5 | Items Not Anticipated by Chair 8:06pm-8:52pm

Jim Hogan - spoke with Jen McDonald regarding PB website and asked Board what they would like removed. Also spoke about MBTA zoning impact information on website and forming a subcommittee to gather information and discuss as a Board.

Bill Spaulding – excited about the Master Plan and the direction the Town is heading. Would like to see a part-time Town Planner to co-create our direction.

Matt Lowry – info session for WMHS project on Sept 27th. 184 Water St project parking issues.

Theo Noell - September 21st Master Plan meeting – transportation and climate. Town Day October 8th.

ITEM 6 | Adjournment

Motion to adjourn by Jim Hogan

Second by Megan Menesale

Adjourned at 8:53pm

Motion passed 5 -0 by roll call vote

Notes |

- **NEXT SCHEDULED MEETING TUESDAY SEPTEMBER 27, 2022 7PM**
- **REMOTE MEETINGS TO CONTINUE AT LEAST THROUGH DECEMBER 2022**



