



TOWN OF WAKEFIELD

PLANNING BOARD

June 22nd, 2021 | 7:00 p.m.

Via Zoom: <https://us02web.zoom.us/j/84805067165?pwd=S1RjVklUeHlyZHBVR0x4Qm8vSk5EQT09>

MEETING MINUTES

ITEM 1 | Call to Order: 7:00pm

Attendance: Matt Lowry, Bill Spaulding, Megan Menesale, Theo Noell, Erin Kokinda

Clerk: Susan Auld

ITEM 2 | Approval of Minutes – June 8, 2021

Vote anticipated

Motion to accept minutes by Theo Noell

Second by Megan Menesale

Motion passed 4-0-0 by a roll call vote

ITEM 3 | Board Discussion - Review of current zoning around the Lake - 7:08-8:01pm

*Bill Spaulding spoke about the timeline - letter to property owners should be reviewed by Tom Mullen regarding the wording - concerning zoning changes/protecting the lake and views.

*public hearings - time slot for property owners?

*part 1 - draft a letter to property owners 7:38pm-7:48

*part 2 - draft a written article for Fall Town Meeting 7:50pm-7:58pm

ITEM 4 | Items Not Anticipated by Chair – 8:02pm

*Mr. Lowry discussed - Prospect St subdivision – proposing a fence, not cutting any trees down. Letter from 10 Friend St stating they are okay with this. Bill Spaulding has been to site to look at a couple of the trees that divide property lines. Both parties in agreement to putting up a fence.

*Mr. Lowry discussed - 291 Salem St – drainage issues are being worked on

*Mr. Lowry discussed - email from Jonathan Chines – TC has decided to not have liaisons to Town Boards – potential quarterly meetings between representatives from each Board and TC

*July 12 TC meeting – reviewing applications for open seat on Planning Board

*Mr. Spaulding discussed - Vision 2030 – last public hearing was June 21. Survey on website.

*Mr. Spaulding discussed - Bill Spaulding was invited to a meeting with Steve Maio and Erin to review Tom Frohlichstein's possible improvements to the path around the lake

*Ms. Menesale discussed - 38R Walton St – raising single family dwelling going in front of ZBA

*Mr. Noell discussed - Harvard Joint Center for Housing Studies - watch webcast regarding development trends

*Ms. Kokinda discussed - Town Forum - Importance of housing



ITEM 5 | Adjournment

Motion to adjourn by Theo Noell

Second by Bill Spaulding

Adjourned at 8:26pm

Motion passed 4-0-0 by a roll call vote

NOTES | NEXT MEETING TUESDAY JULY 13, 2021