



**The Rochester Planning Board will meet in the
Town Hall Meeting Room
on Tuesday, September 25, 2018 at 7:00 p.m.**

7:00 p.m. Call meeting to order.
(*This meeting is being televised and recorded via digital audio recorder.*)

1. INFORMAL MEETING:

Countryside Childcare, 15 Cranberry Highway, Map 17 Lot 31, Site Plan Review

2. PUBLIC HEARING:

1. (Continued from September 11, 2018) Special Residential Development Special Permit application, Application for Work on Scenic Highway (Route 105) and a Groundwater Protection District Special Permit application received from REpurpose Properties, LLC, 55 Main Street, Buzzards Bay, MA 02532 for property located at Rounseville Road, Rochester, MA 02770, further identified on Assessor's Map 30, Lots 24, 25B, & 25C. The property owner of record is Gibbs V. & Patricia M. Bray, Trustees, 21 Pawkechatt Way, P.O. Box 989, Marion, MA 02738. The applicant's representative is John L. Churchill, Jr. of JC Engineering, Inc., 2854 Cranberry Highway, East Wareham, MA 02538. The proposed development is an age-restricted community with 22 duplex units, a common building and associated roadways, buildings, and utilities.

3. BOARD BUSINESS:

- **Minutes:** September 11, 2018 (voting quorum: Arnie, Gary, Ben, Mike, John, Lee & Chris)
- **Voucher(s):** Field Engineering / Clean Energy Collective / 248 Mattapoissett Road Solar Project Escrow Account: \$250.00; Field Engineering / Borrego Solar Systems / 453 Rounseville Road Solar Project Escrow Account: \$500.00; Field Engineering / Shawmut Associates / 50 Cranberry Highway Escrow Account: \$4,375.00; Field Engineering / Hartley Mills Escrow Account: \$250.00; and W.B. Mason / Office Supplies: \$18.23.

4. DISCUSSION:

- Zoning By-Law Amendments – Ground-Mounted Solar Photovoltaic Installations Overlay District and Renewable or Alternative Energy Research and Development District
- Policy Adoption for Advice and Communication Between the Board and Town Counsel after the Initiation of a Legal Action against the Board or its Members
- Affordable Housing for Seniors
- Shawmut Associates
- Connet Woods

5. NEW BUSINESS & PUBLIC COMMENTS

- Green Communities Act

6. TOWN PLANNER UPDATES

7. OLD BUSINESS

Clean Energy Collective/248 Mattapoissett Road Modification ▶ Borrego Solar/Rounseville Road ▶ Edgewood Development / King's Highway Bituminous ▶ Wellspring Farm ▶ Progressive Grower ▶ Clean Energy Collective/268 Mattapoissett Road ▶ Happy Tails Lane ▶ Meadowatt ▶ Milka ▶ Melink/Snipatuit Road ▶ Clean Energy Collective/Perry's Lane ▶ Connet Woods ▶ Little Quittacas Solar Project - 33 North Ave. ▶ Colbea Enterprises, LLC – Cranberry Highway Filling Station ▶ Rochester Crossroads, LLC – Cranberry Highway ▶ Zoning By-Law Amendments ▶ Agricultural Commission ▶ Zoning By-Law Review Sub-Committee ▶ Water Commission ▶ Shawmut Associates - 50 Cranberry Highway ▶ Hartley Mills ▶ Trailside Estates ▶ Priscilla Lane

ADJOURNMENT