



Department of Planning and Community Development

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Joseph C. Sullivan
Mayor

PLANNING BOARD

Robert Harnais, Chair
Joseph Reynolds, Vice Chair
James Eng, Clerk
Darryl Mikami, Member
Erin V. Joyce, Member

Planning Board Agenda

Robert Harnais, Chair

Tuesday – June 14, 2016 – 7:00PM

Cahill Auditorium – Town Hall

EXECUTIVE SESSION

- 7:00 PM Pursuant to MGL Chapter 30A Section 21(3) for the purpose of, discussing strategy with respect to collective bargaining or litigation if an open meeting may have a detrimental effect on the bargaining or litigating position of the public body and the chair so declares to discuss the strategy with respect to the following litigation:
1. Total Outdoor Corporation vs. Braintree Planning Board (Appeal of 290 Wood Road Decision)
 2. Kenneth Ingber, Trustee Wood Road Nominee Trust vs. Braintree Planning Board and Lamar Central Outdoor, LLC (Appeal of 340 Wood Road Decision)

PUBLIC HEARINGS

- 7:45 PM 130 Allen Street – File #16-04
Applicant: Brian Yeary of Blackwater Towing
Special Permit(s) and Site Plan Review
- 8:15 PM 128 Town Street (Braintree High School Property) – File #15-19
Applicant: Town of Braintree c/o Mayor Sullivan and BSC Partners LLC
Special Permits(s) and Site Plan Review
- 8:30PM Administrative Hearing – Planning Board Fees
Applicant: Braintree Planning Board
MGL Chapter 40 Section 22F/MGL Chapter 40A Section 9 & 11/MGL Chapter 41 Section 81-Q
(The Applicant has requested that this Matter be withdrawn Without Prejudice)

NEW BUSINESS/OLD BUSINESS

Recommendations – June Zoning Board of Appeal Petitions

Requests for As-Built Approval/Release of Surety

1. 233 Middle Street – File #01-06
Welch Healthcare & Retirement Group Inc., Applicant
2. 177-179 Commercial Street – File #13-06
James O'Leary, Applicant
3. 575 Quincy Avenue (Dry Docks) – File #04-06
March Fourth LLC, Applicant
4. 1091/1093 Washington Street – File #12-01
Richard Clancy, Applicant
5. 400-432 John Mahar Highway (Jonathans Landing) – File #04-09
Pulte Homes of New England, Applicant

Requests for Minor Modification

1. 29-39 Hayward Street – File #05-09
McGourty Company, Inc.
2. 501-551 John Mahar Highway – File #95-13
Mahar Highway LLC and Grand Slam Restaurant Concepts Braintree LLC, Applicant

Approval of Meeting Minutes for May 10, 2016 Regular and Executive Session

PLEASE NOTE: NO NEW AGENDA ITEMS WILL BE TAKEN UP AFTER 11:00 PM