



MAYOR  
JON MITCHELL

## City of New Bedford Department of City Planning

133 William Street · Room 303 · New Bedford, Massachusetts 02740  
Telephone: (508) 979.1488 · Facsimile: (508) 979.1576

### PLANNING BOARD

#### NEW BEDFORD PLANNING BOARD REMOTE MEETING November 18, 2020

#### MEETING MINUTES

**PRESENT:** Kathryn Duff. *Chairperson*  
Arthur Glassman  
Peter Cruz  
Alex Kalife  
Kamile Khazan

**ABSENT:** None

**STAFF:** Jen Carloni

#### **1. CALL TO ORDER**

Chairperson Duff called the meeting to order at 6:03 p.m. and provided a statement related to Covid-19 and public meetings.

A motion was made (AG) and seconded (PC) to open the public hearing.

#### ROLL CALL VOTE:

Board Member Glassman– Yes                      Board Member Kalife – Yes  
Board Member Cruz – Yes                      Board Member Khazan - Yes  
Chairperson Duff – Yes  
Motion passes 5-0

Chairperson Duff read into the record a letter received this day, 11/18/20, from DPI regarding the following case.

#### **2. OLD BUSINESS:**

**CASE #20-26** – Request by applicant for a Site Plan Review for the expansion of an existing glass and plastics recycling and processing facility; including a 23,050+ building addition, a 22,819+ building addition, solar canopies, a railroad line spur, and associated site improvements. Located at 100 Duchaine Boulevard (Map:

**134 Lots: 5 & 462; & Map: 133 Lot: 67) on a 70 + acre site in an Industrial C, Mixed Use Business, and Residential A zoned districts. Owners/Applicant: SMRE 100, LLC (255 State Street, 7th Floor, Boston, MA 02109) & SMRE SUBLLOT 20, LLC (401 Industry Road – Suite 100 Louisville, KY 40208).  
Continued agenda item from September 30, 2020.**

Chairperson Duff suggested that, with the outstanding DPI and fire department reviews, the board not take public comments this evening and move to continue to the 12/9/20 meeting.

In response to Chairperson Duff's inquiry, Att. Michael Kehoe, representing the applicant, stated he had reviewed the Sara Porter letter submitted and expects their response promptly. He noted the board's intent to continue the hearing, and requested that DPI comments be provided to them by 12/1/20. Att. Kehoe noted the recent timeframes and delays that have passed.

Chairperson Duff acknowledged the same.

Christian Farland, on behalf of the applicant, discussed the DPI comments that they addressed in accordance with the requirements. He also spoke to the timeframes and delays. He discussed the nature of the DPI comments, which in the past were conditions of approval. He expressed to the board the need to move on with the project and the outstanding matters that have delayed that. Chairperson Duff acknowledged the comments. Ms. Carloni clarified the fire department's request for extension for review, especially as relates to the rail line going into the building, seen as a safety issue.

Mr. Farland argued that as being the Building Department's jurisdiction.

Chairperson Duff assured the applicant that their comments would be passed on promptly to the fire department and DPI. Chairperson Duff discussed a site drive-by she had conducted, commenting on updated Google Maps. She acknowledged Phillips Road as a very busy road with a lot of residential development. She commented on her observation that decibel readings would be beneficial to the board, with the north versus south site noise.

Mr. Farland stated that with regard to decibel noise, that this is the typical operation that's been in existence. He noted the only thing changing is the building, in an attempt to make noise accommodations. He noted the city's requirements and added this issue as one to be put in a condition of approval. Chairperson Duff noted the site requirements and lack thereof in a residential district. She acknowledged the numerous public comments previously made regarding noise concerns, and stated she experienced noise on the property's south side.

Mr. Farland commented that the applicant has informed the board that the majority of noise is coming from EverSource. He insisted the noise is not coming from the applicant.

Tim Cusson expressed concern over DPI comments being received and the submission rules. He underlined their need to receive the DPI and Fire comments in time to respond in two weeks. Both Chairperson Duff and Ms. Carloni noted the request. There was further discussion on any time requests.

Mr. Farland inquired of the planning board members as to any other issues beside the outstanding DPI issues.

Board Member Khazan, acknowledging she too had visited the site, inquired as to grandfather clauses. There was brief discussion. Tim Cusson added comments. Chairperson Duff added that the Industrial park is governed

by the New Bedford Economic Development Council, overseeing the New Bedford Industrial Foundation.

Chairperson Duff welcomed a motion to continue the matter to the 12/9/20 meeting, noting that no public comment would be taken this evening.

A motion was made (AG) and seconded (PC) to continue the matter to December 9, 2020.

**ROLL CALLVOTE:**

Board Member Glassman – Yes	Board Member Kalife – Yes
Board Member Cruz – Yes	Board Member Khazan - Yes
Chairperson Duff – Yes	
Motion passes 5-0	

**3. NEW BUSINESS:**

Jen Carloni informed the board that they are moving forward with the zoning changes previously discussed, namely the waterfront and golf course zoning. She updated grant work being done for outdoor activities.

**4. ADJOURNMENT:**

A motion was a motion was made (AG) and seconded (PC) to adjourn 6:30 p.m..

**ROLL CALLVOTE:**

Board Member Glassman – Yes	Board Member Kalife – Yes
Board Member Cruz – Yes	Board Member Khazan - Yes
Chairperson Duff – Yes	
Motion passes 5-0	



Alexander J. Kalife, Clerk

1/13/2021

Date