



**Waltham City Clerks Office**  
**610 Main Street, Waltham, MA 02452**  
**(781) 314-3120**

**Rosario C. Malone, CMC**  
**City Clerk**

**Thomas J. Curtin**  
**Assistant City Clerk**

**Minutes of the Ordinances and Rules Committee meeting of 3/6/2017**

Chairman Rourke called the meeting to order at 9:19p.m.

Roll call:

Present: Rourke, McLaughlin, Logan, Marchese, O'Brien

Absent: None

Councillor Logan moved to approve the amended minutes from the 2/21/2017 to include the specifics of the Costco request of denial. All were in favor. The minutes were approved.

1<sup>st</sup> Agenda item: 205 225 305 Second Ave Time Extension

Councillor Logan moved to approve the matter. Matter was approved by a voice vote.

2<sup>nd</sup> Agenda item: 17 Prospect Street Zoning Map Amendment

Councillor Marchese spoke on the matter. Councillor Marchese moved to hear from an off committee member.

Councillor Logan moved Brett Francis, one of the attorneys for the petitioner spoke on the matter. Councillor Marchese asked questions to the petitioner and went through the supplemental packets of materials they submitted. Paul Finger and Bret Francis both answered questions regarding the matter. Chairman Rourke suggested going through the itemized list they submitted. Councillor Marchese requested the petitioner to provide a built out zoning map with boundaries for the BB zone. All were in favor. Request was approved. Councillor O'Brien moved to request the minutes from the Board of Survey and Planning meetings regarding this matter. All were in favor. Request was approved.

Councillor O'Brien asked what kind of impact this would have in business A and the business B areas and what impact will this have downstream for the businesses/neighbors? Councillor Logan asked questions regarding combining of lots. Attorney Francis mentioned Attorney McCourt suggested a site visit. The committee agreed and would work on a date to before the next meeting. All were in favor.

Councillor Marchese moved to table the matter. Matter was tabled by a voice vote.

3<sup>rd</sup> Agenda item: Rumbleseat LLC Special Permit at 746 South Street

Councillor Logan spoke on the petition. Joshua Davis, of Davis Law, Cabot Street Arlington, representative for petitioner spoke on the petition. The petitioner said he would get the proposed decision to the committee. It was not submitted with their initial application. He also stated that the drainage/storm water run-off will be a reduction to area. It will now all go to the ground and be recharge from there.

Jennifer Connolly, Traffic Engineer for petitioner spoke on the petition. Chairman Rourke spoke on the matter. Petitioner stated that they will have the Concom report, the proposed decision and for Committee to know they will include the local Labor Union in their project. He made a commitment to Mr. Pavone. Councillor Logan moved to table the matter. Matter was tabled by a voice vote.

Councillor Marchese moved to take a matter out of order. All were in favor Chairman Rourke spoke on an email sent by Attorney Azadi on January 23, 2017.

Attorney Francis felt Attorney McCourt should answer the questions. Councillor Marchese moved to table the matter. Matter tabled by a voice vote.

4<sup>th</sup> Agenda item: Costco Whole Special Permit Amendment

Peter Tam, Attorney for petitioner along with Eric Brandt, Corey Mason and John Howard all spoke on the petition. (9 bays on 3 islands with 18 pumps still having leftover parking spots).

Councillor O'Brien spoke on the matter. John Howard spoke on traffic questions.

Councillor McLaughlin spoke on the matter. He questioned driving through the parking lot to get to the gas station. Also asked about the need for three deliveries a day. Councillor Marchese asked about digging restrictions.

Councillor Romard, Ward Councillor for the petition spoke on the matter. He asked about the Dedham and Danvers locations and what the volume of cars and service were at the pumps – not from people shopping then fueling up. Councillor O'Brien asked about a separate location for a gas station. They had not put that in their plan. Councillor McLaughlin asked how many spaces are remaining after the pumps are in. He requested the petitioner provide auto flow reports and the radius and shoe where the tankers will park. Councillor Marchese moved to table the matter. Matter was tabled by a voice vote.

Councillor Marchese moved to take the 1025 -1075 Main Street matter off of the table. Councillor Marchese moved to release the law opinion to the petitioner once it is received. Matter was approved by a voice vote.

Councillor Marchese took the chair.

Councillor Rourke moved to take the Standards for Curbs and Sidewalks off table. Councillor Rourke spoke on the matter. Councillors Fowler, Marchese Logan, McLaughlin all spoke on the matter. They asked for a word document to be able to edit the one they have from the Director of the Public Works.

Councillor Rourke moved to table matter. Matter was tabled by a voice vote.

Councillor McLaughlin moved to adjourn. All were in favor.

Chairman Rourke adjourned the Committee meeting at 11:41p.m.

Respectfully submitted,

Kara Wilson, Executive Assistant to the City Clerk

March 16, 2017