



# Town of Bridgewater, Massachusetts

Town Council

Community and Economic Development Committee

**Town Council  
Community and Economic  
Development Committee**

**Peter Colombotos**  
Chair  
District 5 Representative

**Fred Chase**  
District 4 Representative

**Bill Wood**  
District 6 Representative

## **Joint Meeting with Planning Board**

**Via Zoom©:** <https://zoom.us/j/93156741929>

**Call In:** 1(646) 876-9923

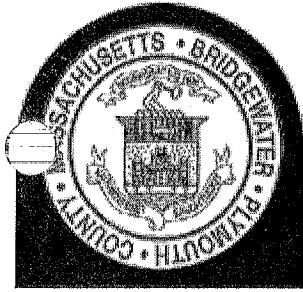
**Meeting ID:** 931 5674 1929

**November 4, 2020 6:30 p.m.**

## **Meeting Agenda**

### **6:30 p.m. Joint Public Hearing:**

- Ordinance D-FY21-003: Zoning Ordinance - Zoning Map Amendment - Pleasant Street
- Public comment



# Town of Bridgewater, Massachusetts

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District 6 Representative

### Town Of Bridgewater Community and Economic Development Committee and Planning Board Notice of Joint Public Hearing

Pursuant to section MGL Ch. 40A, Sec. 5, notice is hereby given that the Community and Economic Development Committee and Planning Board will hold a joint public hearing to receive public input on the following proposed Ordinance. The hearing will be held November 4, 2020 at 6:30 p.m. at a virtual meeting over Zoom®. A link and instructions to participate in the meeting will be posted to the calendar on the Town's website. **Ordinance D-FY21-003: Zoning Ordinance – Zoning Map Amendment – Pleasant Street** which seeks to change the boundary of the Industrial E by re-zoning the following lots to Business B: Map 71, Lots 12, 16, 18, 19, 20, 21, 22, 23, 44, 47, 66, 67, 68, 69, 76, 77, 78 and Map 84, Lot 43. The detailed Ordinance is available on the Town's website at [www.bridgewaterma.org](http://www.bridgewaterma.org), with the Town Clerk and Council Clerk.

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TOWN CLERKS OFFICE  
BRIDGEWATER, MA.  
2020 OCT 20 A 9 20



## Bridgewater Town Council

In Town Council, Tuesday, September 22, 2020

Council Ordinance: D-FY21-003

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Introduced By: Councilors Sousa, Losche, Rushton, and Gallagher  
Date Introduced: September 22, 2020  
First Reading: September 22, 2020  
Second Reading:  
Third Reading:  
Date Adopted:  
Date Effective:

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### Ordinance D-FY21-003

#### **ZONING ORDINANCE – ZONING MAP AMENDMENT – PLEASANT STREET**

ORDERED, pursuant to MGL, Chapter 40A that the Town Council assembled votes to change the boundary of the Industrial E by rezoning the lots listed below to Business B:

- Map 71, Lot 12
- Map 71, Lot 16
- Map 71, Lot 18
- Map 71, Lot 19
- Map 71, Lot 20
- Map 71, Lot 21
- Map 71, Lot 22
- Map 71, Lot 23
- Map 71, Lot 44
- Map 71, Lot 47
- Map 71, Lot 66
- Map 71, Lot 67
- Map 71, Lot 68
- Map 71, Lot 69
- Map 71, Lot 76
- Map 71, Lot 77
- Map 71, Lot 78
- Map 84, Lot 43

See attached Exhibit “Assessors Map of Proposed Zoning Change – September 22, 2020” and “Letter to Pleasant Street Abutters, dated September 3, 2020”

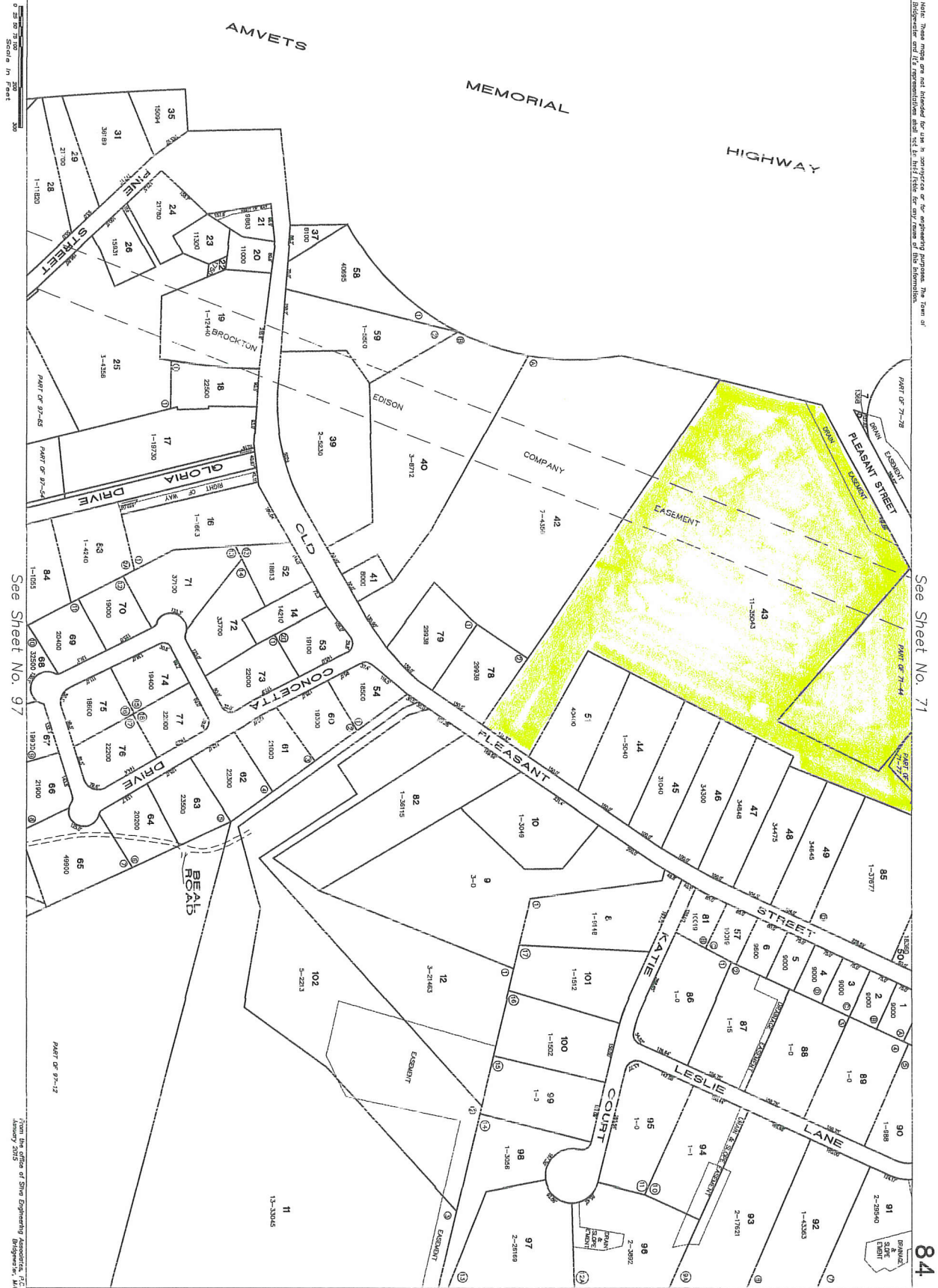
*Explanation: The stretch of Pleasant Street between Elm Street and Route 24 is zoned Industrial. It is built out with the exception of two undeveloped properties. Most of the current uses do not conform to Industrial use, but are uses allowed in Business B. As a commercial entry to Bridgewater, these parcels are not appropriate as Industrial properties and are more appropriately zoned Business. For example, the lot on the corner of Elm and Pleasant has been rumored to be developed as a Five Guys, Panera, hotel, convenience store with gas station, and a tool rental among other things. Under current zoning, these uses are not allowed or require a special permit. Changing the zoning to Business B will make more of these uses allowable, thereby increasing the desirability of the parcels along this stretch and allowing the highest and best use. This proposed change also removes a small piece of the Gateway District which slices through Map 71, Lot 20.*

#### Committee Referrals and Dispositions:

| Referral(s) | Disposition(s) |
|-------------|----------------|
|             |                |

See Sheet No. 83

Note: These maps are not intended for use in connection with any engineering project. The Town of Bridgewater and its representatives shall not be held liable for any errors or omissions in this information.



0 25 50 Feet

See Sheet No. 97

From the office of Shaw Engineering Associates, P.C.  
January 2015  
Bridgewater, MA

See Sheet No. 85

See Sheet No. 71

See Sheet No. 70

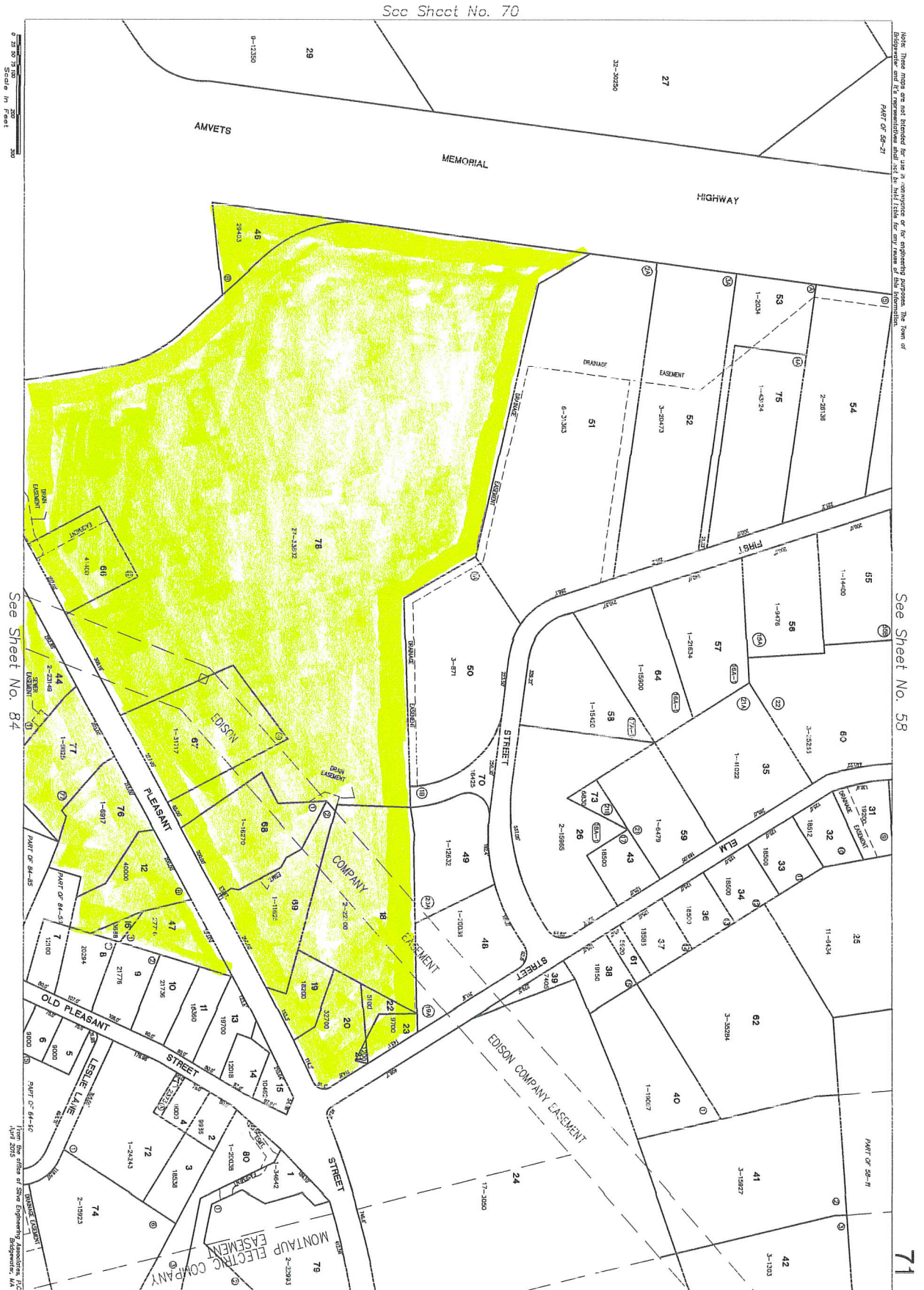
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Part of 66-27

Scale in Feet  
0 25 50 75 100

See Sheet No. 84

See Sheet No. 58



See Sheet No. 72

From the office of Shaw Engineering Associates, P.C.  
April 2015