



## TOWN OF BRIDGEWATER PLANNING BOARD

Academy Building, 66 Central Square, Room 003  
Bridgewater, Massachusetts 02324  
☎: (508) 697-0950 ✉: CED@bridgewaterma.org  
Staff: Bob Rulli, CED Director  
Shane O'Brien, Town Planner

Patrick Driscoll, Chair  
Michael MacDonald, VC  
Steven Geller, Clerk  
Thomas Pratti  
Eric Costa, Associate  
Kris Fabroski, Associate

### MEETING AGENDA

**Wednesday September 3, 2025 at 6:30 PM**

**Virtual Zoom Meeting to Attend Via Video:** <https://us06web.zoom.us/j/89373843857>

To Attend Via Phone Dial: +13052241968,,89373843857# US

Meeting ID: 893 7384 3857

- I. Call to Order
- II. Joint Public Hearing with Community and Economic Development Committee of Town Council (CED)
  - Zoning Ordinance Amendment D-FY26-001 ZONING AMENDMENT: MBTA Final Compliance Ordinance for the Town of Bridgewater regarding Section 3.1.1.1 (Principal Uses, Applicability of Use Regulations) and Section 9.9.4.2 (MBTA COMMUNITIES OVERLAY DISTRICT (MBTACOD), Requirements). (Continued from August 20, 2025 meeting)
- III. ANR Plans
  - 6 Aldrich Rd (Map 20, Lot 77)
- IV. Site Plan Review - Public Hearing (continued)
  - 1010 Elm St – (Map 30, Lot 20) – Site Plan Review (10.6) for the construction of a 27,000 sq. ft commercial building with parking and other site improvements (Continued from August 20, 2025 meeting)
- V. 0 Pleasant St - Claremont Bridgewater Hotel II LLC – Landscaping Plan Update as per Site Plan Conditions of Approval (Decision: January 24, 2024) - (Continued from August 20, 2025 meeting)
- VI. Other Business
  - Plymouth St Subdivision - New Notice
  - Site Visit for Lakeshore Center Encompass Health
  - Board Items for Next Meeting – September 17, 2025
  - Board/Committee Liaison Reports, if needed
  - Planner's Report (upcoming events and status report)
- VII. Adjournment

*Plans and copies of filings may be viewed at the Community & Economic Development Department, 66 Central Square, Room 003, Bridgewater, MA during regular business hours, 8:00 AM to 4:00 PM Monday through Thursday and 8:00 AM to 1:00 PM on Friday or online under 2022-25 Planning Board Agenda Items at <https://www.bridgewaterma.org/1371/Planning-Board-Applications>*

***\*Order of cases taken at the discretion of the Board. The items listed are those reasonably anticipated by the Chair, which may be discussed at the meeting. Not all items listed, in fact, may be also be brought up for discussion to extent permitted by law.***

