



PLANNING BOARD

PUBLIC MEETING MINUTES

Tuesday April 14, 2026 6:30PM

Town Hall, 40 Center Street, Fairhaven, Massachusetts

AMENDED

1) GENERAL BUSINESS:

a) Welcome and Media notification:

- Sean Powers opened the meeting @ 6:38PM and welcomed all. Mr. Powers read the open meeting law protocols and procedures

b) Pledge of Allegiance:

- The Board stood for the Pledge of Allegiance

c) Quorum/Attendance:

- Present: Sean Powers, Ruy DaSilva, Miles Grant, Kevin Grant, Jeffrey Lucas.
- Zoom: Jessica Fidalgo.
- Absent: Sharon Simmons, Patrick Carr.

- There is a Quorum

Danielle Kirkwood, the Recording Secretary, was present at the Town Hall.

d) Meeting minutes drafts to be reviewed - 3/24/2026

~~Motion to approve the meeting minutes for 3/24/26 made by Mr. Lucas, seconded by Mr. M Grant, passed (6-0).~~

Motion to approve the meeting minutes for 3/24/26 made by Mr. Lucas, seconded by Mr. M Grant. Roll vote:

Ayes: Sean Powers, Ruy DaSilva, Miles Grant, Kevin Grant, Jeffrey Lucas, Jessica Fidalgo

Nayes: None

Abstentions: None

Action: Passed unanimously, 6-0-0.

e) Correspondence: City of New Bedford Planning Board

- Correspondence was missing from emailed packet, Ms. Fidalgo asked recording secretary Danielle Kirkwood to send to the board post meeting.

2) PUBLIC HEARING:

- a) **SD25-02 at 0 Duchaine Street** - Potential Properties, LLC proposes to subdivide the property to create 2 building lots by creating the legal frontage along the street with a construction of a 20-foot-wide gravel roadway and hammerhead turn around. The property is located at 0 Duchaine Street Map 34, Lot 38.

- A discussion was had by the board regarding how many in attendance to hear and vote on **SD25-02 at 0 Duchaine Street** based on attendance tonight and from last meeting if any members had done a Mullins.
- David Davignon (Zoom) – Schneider, Davignon and Leone asked for a continuance based on discussion.

~~Mr. Lucas made a motion to continue to April 28, 2026 seconded by Mr. K Grant motion passed (6-0)~~

Motion to continue made by Mr. Lucas, seconded by Mr. M Grant. Roll vote:

Ayes: Sean Powers, Ruy DaSilva, Miles Grant, Kevin Grant, Jeffrey Lucas, Jessica Fidalgo

Nayes: None

Abstentions: None

Action: Passed unanimously, 6-0-0.

3) RECEIPT OF PLANS:

- b) **PS25-01- 4 Earle Street:** Map 31A, Lot 453 an existing single-family residential lot accessed via Earle Street, a private way. The parcel is in the Residential A zoning district, this is a preliminary subdivision application.

➤ No Discussion

4) NEW/OTHER BUSINESS:

- a) **FA26-02 at 173 Spring Street** – Bush Real Estate, LLC proposes to subdivide the property to create 2 building lots 1 and 2. Lot 1 with 123.44 feet of frontage on Temple Place and 15,108 square feet of area. Lot 2 with 184.66 feet of frontage on Spring Street and 29,581 square feet of area.

- John Rominelli – Zenith Land Surveyors presented site plan.
- Straight forward plan for the lot. Adding a second lot with sufficient frontage on Temple and Spring Street.
- Question raised and answered regarding being an all-business zone, confirmed by John.
- Stated the lot is slightly wooded with mostly brush and briars.

~~Mr. Lucas made a motion to approve seconded by Mr. K Grant motion passed (6-0)~~

Mr. Lucas made a motion to approve, seconded by Mr. K Grant.

Roll vote:

Ayes: Sean Powers, Ruy DaSilva, Miles Grant, Kevin Grant, Jeffrey Lucas, Jessica Fidalgo

Nayes: None

Abstentions: None

Action: Passed unanimously, 6-0-0.

- b) **FA26-03 at 181 Washington Street** – Heirs of the Estate of Rodney Brown- proposes to subdivide lot 8 into 2 building lots as A and B. Lot A 194 feet of frontage on Washington Street and 22,121 square feet of area. Lot B with 100 feet of frontage on Manor Drive and 22,121 square feet of area.

- John Rominelli – Zenith Land Surveyors presented site plan.
- Straight forward plan for the lot. Sufficient frontage for lot.
- Question from the board was asked about the current house being for sale and are the potential buyers informed of the plan.
- John mentioned he is in touch with Real Estate and the plan is to complete the lots prior to the sale.



TOWN OF FAIRHAVEN, MASSACHUSETTS
PLANNING BOARD
PUBLIC MEETING MINUTES

~~Mr. DaSilva made a motion to approve seconded by Ms. Fidalgo motion passed (6-0)~~

Mr. DaSilva made a motion to approve seconded by Ms. Fidalgo.

Roll vote:

Ayes: Sean Powers, Ruy DaSilva, Miles Grant, Kevin Grant, Jeffrey Lucas,
Jessica Fidalgo

Nays: None

Abstentions: None

Action: Passed unanimously, 6-0-0.

5) LONG RANGE PLANNING:

- a) **Board discussion:** updates, priorities, and work.
- Ms. Fidalgo did update the board next meeting, April 28, 2026, Ted Brovitz will return with updates from the boards comments.
 - Board had a discussion around the vacant town Planner position.
 - Ms. Fidalgo stated will follow up with Keith to clarify.
 - Assistance from Michaela as a contractor is great as a stand in.
 - The thoughts from the board were overwhelming toward the feeling a town Planner is needed on staff.
 - An ask to have Michaela attend the meetings was suggested, however her town is the same time.
 - A discussion was started around the 40B Former G. Bourne Knowles site and does the board anticipate that coming before them.
 - Ms. Fidalgo confirmed 40Bs go before the Zoning Board of Appeals.
 - Mr. Lucas stated in the past that the Planning Board would review them and discuss some items but the planning board does not permit them.
- b) **Any other business:** that may properly come before the Board, not reasonably anticipated when posting 48 hours prior to this meeting.

Mr. Powers adjourned the meeting @ 7:11PM

Exhibit A: Correspondence Titled - *City of New Bedford 2026-4-14*

Exhibit B: Site Plan Titled - *DS25-02 0 Duchaine Plans*

Exhibit C: Site Plan Titled - *PS25-01- 4 Earle Street*

Exhibit D: Site Plan Titled - *FA26-02 173 Spring Street*

Exhibit E: Site Plan Titled - *FA26-03 181 Washington Street*