



# TOWN OF SOMERSET MEETING NOTICE

Received & Posted:

REC SOMERSET CLERK  
MAR 2 2026 AM 10:26

Name of Board or Committee: Somerset Planning Board  
Date & Time of Meeting: Tuesday March 10, 2026 @ 6:00 PM  
Location of Meeting: Somerset Town Office (Hearing Room) 140 Wood Street, Somerset, MA

Gary Simons – March 2, 2026  
Clerk/Board Member posting notice & date

Meeting Rescheduled from February 26, 2026

## AGENDA / LIST OF TOPICS

### SOMERSET PLANNING BOARD

1. **Call to Order:** 6:00 PM (ROLL CALL ATTENDANCE OF EACH BOARD MEMBER)
2. ANNOUNCE THAT MEETING IS BEING RECORDED
3. NEW BUSINESS/ ADMINISTRATIVE ITEMS:
  - **Approval Not Required**, Joseph Bednarik, Assessor's Map D5, Lots 47 & 50, endorsement of ANR plan, combining both lots into one.
  - **Chapter 91 Waterways:** Eugenie Bilen Younes, 30 Grandview Avenue, re: construct & maintain wooden piles and pier, ramp and float for private recreational use and maintain the existing sea wall.
  - **Planned Development Recommendation:** DDO New England, LLC. to construct a quick-serve fast food restaurant along with associated site improvements (parking, stormwater & utilities), at 721 Grand Army of the Republic (G.A.R.) Highway, Assessors Map A9-226).
4. ONGOING BUSINESS:
  - **Public Hearing** – Definitive Two-Lot Subdivision Application filed by Bernard Miranda, on behalf of the property owners Roland & Genevieve Costa, Life Estate, c/o Dennis & Lynn Berube, for property located at 544 Elm Street, Somerset, Massachusetts, identified as Assessor's Map E-3, Lot 35. The application seeks approval for the construction of a two (2)-lot definitive subdivision.
  - **Discussion** on Slade's Ferry Crossing District, Article 10 of 1/17/26 Special Town Meeting.
  - **Discussion** on Horner Millworks lot, re: Light Industry Zone – Lloyd Mendes
5. **Minutes:** Vote on 12/30/25, if ready.
6. **Topics not reasonably anticipated by the Chair 48 hours in advance of the meeting**
7. **Next Meeting Date:** \_\_\_\_\_, 2026