



# TOWN OF HINGHAM

## Planning Board

### NOTICE OF DECISION SITE PLAN REVIEW

#### IN THE MATTER OF:

Applicant/Owner: Town of Hingham  
210 Central Street  
Hingham, MA 02043

Agent: Michael Moonan, RLA  
CHA Companies  
141 Longwater Drive, Suite 104  
Norwell, MA 02061

Property: 0 Burr Road (Map 80 Lot 96 and Map 81 Lot 28) and 407 Main Street,  
Hingham, MA 02043

Deed Reference: Plymouth County Registry of Deeds Book 1135 Page 320, Book 1135 Page  
316, Book 1135 Page 322, Book 1469 Page 219

Plan References: "Town of Hingham Cronin Field Accessible Pathway," prepared by CHA  
Companies, 141 Longwater Drive, Suite 104, Hingham, MA, dated April 25,  
2025 (6 Sheets)

RECEIVED

MAY 08 2025

Town Clerk  
Hingham, MA

#### SUMMARY OF PROCEEDINGS

This matter came before the Planning Board (the "Board") on the application of the Town of Hingham (the "Applicant") for Site Plan Review under § I-I of the Zoning By-Law (the "By-Law") to construct accessible pathways with associated minor grading and fencing at 0 Burr Road and 407 Main Street in the Official and Open Space District.

The Board opened a duly noticed public hearing on the application at a meeting held remotely on May 5, 2025 via Zoom as an alternate means of public access pursuant to Chapter 2 of the Acts of 2025 temporarily suspending certain provisions of the Open Meeting Law. The Board panel consisted of regular members Gordon Carr, Chair, Crystal Kelly, Tracy Shriver, and Gary Tondorf-Dick. Michael Moonan, RLA, CHA Companies, presented the application to the Board. At

the conclusion of the review, the Board voted to grant Site Plan Approval under § I-I of the By-Law with conditions set forth below.

Throughout its deliberations, the Board was mindful of the statements of the Applicant, its representative, and the comments of the general public, all as made or received at the public hearing.

### **BACKGROUND & DISCUSSION**

The subject parcels, part of Cronin Field, are located behind Hingham Town Hall along Burr Road. The overall site is currently improved by a soccer field, gravel track, baseball field, playground, sand volleyball court, tennis courts, basketball court, and street hockey rink. While the Board issued Site Plan Approval in February 2023, October 2023, and March 2024 for the street hockey rink, basketball court, and playground projects, there are no existing Planning Board permits for the combined subject parcels.

Through grant funding with a completion date of June 30, 2025, the project proposes the construction of new ADA pathways throughout the Cronin Field complex with minor grading for code compliance. Total land disturbance associated with the project consists of 19,000 SF and no cut or fill. Land disturbance will be limited to the pathway footprint ± a few feet on either side. The pathways will increase impervious area, however the drainage patterns will not change as the current and proposed stormwater runoff slopes into grassed areas. Additionally, no tree removal is proposed with this project. The entire project area will not be contained with construction fence throughout the duration of the project, but will instead be placed in certain locations for safety throughout the project to allow for use of the park during construction. Finally, a silt fence will serve as an erosion control measure around the limit of work.

During the course of the hearing, the Board raised questions and comments related to an asphalt detail and coordination with other ongoing Cronin projects. There was public comment related to handicapped parking spaces.

### **WAIVERS**

The Applicant requires waivers of submittal requirements under § I-I, 5.f (utility plan), g (landscape plan), h (tree protection and mitigation plan), and I (Major Site Plan requirements). No utilities or landscaping are proposed in connection with the project and trees on public property are not considered Protected Trees.

### **DESIGN AND PERFORMANCE STANDARDS**

With the exception of the following, none of the Design and Performance Standards under Section I-I, 6. are applicable to the proposed ADA pathways project:

#### **a. Land Disturbance**

Total land disturbance consists of 19,000 SF and no cut or fill. Land disturbance will be limited to the pathway footprint ± a few feet on either side.

**e. Limit of Clearing**

Land disturbance will be limited to the pathway footprint ± a few feet on either side.

**f. Finished Grade**

The Applicant proposes minimal grading to the site and will maintain the majority of the existing grades to keep a flat surface. The entire project area will not be contained with construction fence throughout the duration of the project, but will instead be placed in certain locations for safety throughout the project to allow for use of the park during construction. Finally, a silt fence will serve as an erosion control measure around the limit of work.

**g. Stormwater Management**

The pathways will increase impervious area, however the drainage patterns will not change as the current and proposed stormwater runoff slopes into grassed areas.

**i. Pedestrian and Vehicular Access; Traffic Management**

No new parking areas or driveways are proposed as part of this project. New ADA pathways are proposed to allow for pedestrian access throughout the site.

**FINDINGS**

Based on the information submitted and presented during the review, and the deliberations and discussions of the Board during the hearings, the Board made the following findings in accordance with the Approval Criteria under § I-1,7. of the By-Law:

- a. The proposed development, as conditioned by the Approval, will not adversely affect the health, safety and welfare of the prospective occupants, the occupants of neighboring properties, and users of the adjoining streets or highways, and the welfare of the Town generally.
- b. The proposed development meets all applicable Design and Performance Standards.

**MOTION**

Upon a motion made by Gordon Carr and seconded by Tracy Shriver, the Board voted to GRANT the application of the Town of Hingham for Site Plan Approval under § I-1 of the Zoning By-Law, with waivers of submittal requirements under § I-1, 5.f, g, h, and I related to a utility plan, landscape plan, tree protection and mitigation plan, and Major Site Plan requirements, to construct accessible pathways with associated minor grading and fencing at 0 Burr Road and 407 Main Street in the Official and Open Space District, subject to the following conditions:

1. Recording of Decision. The Applicant shall file a certified copy of this decision in the Registry of Deeds and provide evidence of such recording with the application for a building permit.
2. Pre-Construction Meeting. A preconstruction review meeting with inspection of the erosion control installation and marked limits of clearing shall be required before issuance of a Building Permit.
3. Limits of Work. During clearing and/or construction activities, the marked limit of work shall be maintained until all construction work is completed and the site is cleaned up. All vegetation beyond the limit of work shall be retained in an undisturbed state and no stockpiling of topsoil or storage of fill, materials, or equipment may occur within the protected area.
4. Parking During Construction. All construction vehicles shall be parked onsite. No construction vehicles shall enter the premises before 7 AM on any given construction day.
5. Inspections. Inspections shall be required during construction, and prior to issuance of a certificate of occupancy, of all elements of the project. The Planning Board may require, at the applicant's expense, the establishment of a consultant fee account pursuant to Massachusetts General Laws Chapter 44 Section 53G, to fund the cost of such inspections.
6. Prior to the start of any work, the Applicant shall submit a revised sheet C-600 to the Community Planning Department to eliminate detail #3 Site Asphalt Detail.

For the Planning Board,



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Gordon Carr  
May 8, 2025

**In Favor:** Gordon Carr, Crystal Kelly, Tracy Shriver, and Gary Tondorf-Dick

**Opposed:** None

This decision shall not take effect until a copy of the decision bearing the certification of the Town Clerk that twenty (20) days have elapsed since the decision has been filed in the office of the Town Clerk and no appeal has been filed, or that if such appeal has been filed, that it has been dismissed or denied, is recorded with the Plymouth County Registry of Deeds and/or the Plymouth County Land Court Registry, and indexed in the grantor index under the name of the record owner or is recorded and noted on the owner's certificate of title.