

Planning Board Minutes 6/11/2015

Members Present: Dan Girard, Chair, Gisela Walker, Mike Kane, Robert Malone, Carlene Millett and Daniel Miller.

7:32 P.M. Meeting called to order by Chair, Dan Girard.

Girard informed the Board that he had a chance to get a rectangular conference table for \$75.00 and suggested that it would provide more room for the public in the meeting room and would allow the Board members to all face the public during meetings. He noted that if Planning Board, Board of Health and Select Board each agreed to contribute \$25.00, he would be willing to front the money for it. Girard will discuss with the Town Administrator.

The Board discussed election of officers. After some discussion, on a motion by Kane and seconded by Millett, the Board voted unanimously to appoint Girard as Chair. On a motion by Girard and seconded by Walker, the Board voted unanimously to appoint Malone as Vice Chair. On a motion by Girard and seconded by Kane, the Board voted unanimously to appoint Millett as Clerk for the purpose of filing. The taking of minutes would continue to be rotated among the members.

A letter received via fax from Marguerite Willis, former Planning Board member was read offering to serve on the Planning Board if they did not have enough members however, the Board now has all seats filled.

It was briefly discussed to provide a stipend from their budget for the clerk/minute-taker for their time, ink, or other expenses incurred. Millett noted she would not take a stipend, as this would be a conflict in that she is already paid for her position with the Town. This can be revisited if the need arises.

The Board thanked Daniel Miller for agreeing to serve on the Planning Board as Alternate member and asked if he would be willing to serve beyond June 30. Miller agreed but noted that he would like to attend only for hearings or as the need for a quorum should arise. After discussion, on a motion by Walker and seconded by Girard, the Board voted unanimously to recommend to the Select Board to appoint Miller as alternate member until the next Town Meeting.

The Board discussed a request from the Select Board for a Planning Board representative to serve on the Abandoned and Derelict Properties Task Force (ADPTF). The Goals and charges of the task force were read aloud. Kane stated that he is not in favor of such a task force, as he feels the Town should just take the properties and get them back on the tax rolls; he felt it should not take several meetings to do this. Discussion ensued as to using some of the properties for parking in the center of town. After further discussion, on a motion by Kane and seconded by Malone, the Board voted unanimously to elect Girard to be Planning Board representative to the ADPTF.

The site visit of Berkshire Pizzeria, in regards to their Site Plan Review application was discussed. Girard noted that he still had concerns with the driveway right of way in that nothing has been filed in the Registry of Deeds. After a review of the plans submitted, the Board set the site visit for Thursday, June 25th at 6:30 p.m.; just before the hearing.

Next the Board reviewed a request for extension of a Special Permit on a Cell Tower granted to SBA Towers II, LLC/ Robert Malone. It was discussed that per the Permit Extension Act, Malone's permit was extended to June 25, 2015. Malone explained that after numerous starts and stops by SBA Towers, the Malone's have been unable to contact them to obtain an update on the project; therefore, Malone would like an extension in order to pursue negotiations with another installer. After discussion, on a motion by Walker and seconded by Girard, the Board voted unanimously to extend the permit to June 25, 2017.

The Board discussed their summer schedule and agreed to hold meetings on the following dates: June 25th; the hearing for Berkshire Pizzeria, LLC, July 9th; reschedule of Pat Smith from FRCOG, July 23rd, August 13th and August 27th, 2015.

The Board asked for an update to the discussion with Andrea Bernard, Librarian about the Library sign and Town Administrator Peg Dean about the Town signs. Millett said she would check and report back to the Board.

There was a brief discussion about the lighting and sidewalk plan of the downtown revitalization plan.

The meeting was adjourned at 9:20 P.M.

Respectfully Submitted,
Carlene Millett

Documents Viewed in Meeting of 6/11/15

1. Fax from Marguerite Willis regarding Planning Board membership, dated 6/1/15.
2. Email from Select Board regarding a Planning Board representative to serve on the Abandoned and Derelict Properties Task Force, dated 6/10/15.
3. Plan submitted by Berkshire Pizzeria, LLC for Site Plan Review, dated 6/2/15.
4. Request for extension of Special Permit from Robert & Kei Malone, dated 6/11/15.
5. 2009 SBA Towers II, LLC Special Permit application & file.
6. Information sheet from Housing & Economic Development on the Permit Extension Act, dated 9/12/12.
7. Notes on extension dates of Special Permits affected by the Permit Extension Act.