

## Charlemont Planning Board February 21, 2019 Meeting Minutes

Members Present, Bill Harker, Co-Chair, Gisela Walker, Carlene Hayden; Robert Malone, Co-Chair, Bob Nelson

Public Anna Otto and partner, Carol Rice

### Call to Order

Bill Harker called the meeting to order at 7pm

### Item 1: The Public hearing that could not take place

Accidentally the public posting for the public hearing for the Back Roads Distillery had given the wrong year (2018) and hence the hearing will need to be rescheduled. Three members of the public came not knowing this and were informed to please come back and the Board apologized. However, while there these abutters raised concerns for the Board to address at the rescheduled hearing re: traffic impact, sludge, odors, bridge at Legate Hill Road, the large posts at the Potters Road entrance and the compatibility of a distillery with the very rural character of that road. Similar concerns had been raised via email to the Board. **The Board decided to reschedule the hearing for Thursday, March 14, 2019.** This is an irregular meeting date.

### Item # 2: Approval of Minutes

By a motion from the chair, 2nded by Carlene, all approved the minutes of February 7, 2019.

### Item #3 Marijuana Regulations

With the help from Peggy Sloan at the FRCOG a public hearing has been scheduled for March 7, 2019 on the very short zoning amendment clarifying that the present Land Use Table categories on commercial greenhouses and agriculture do not pertain to marijuana cultivation.

### Item #4: Fall Special Town Meeting for Solar Zoning Amendments

Carlene will ask to get on the agenda for the SelectBoard to get a commitment from them that there will be a special town meeting in the early falls for the marijuana zoning amendments.

### Item #5: Brian DuPree Class III permit

As Mr. DuPree has not followed through on his requirements with the Cons. Commission or the SelectBoard the Planning Board will pursue the fact that he has no special permit for his Class III operation with the Building Inspector independently.

### Item #6: Cell tower Bylaw for Legate Hill Tower?

There seems to be no news about what is happening with the Hawley cell tower on Legate Hill.

### Item #7: Fairground Gravel Pit Permit Lapse

On February 21 it has been 2 years since the Earth Removal Committee permitted the gravel pit next to the fairgrounds. Though this is not a Planning Board issue per se but rather the P Bd is a member of the ERC it was noted that no action has taken place in that pit so that the permit can be considered lapsed. Walker will be scheduling an ERC meeting in March.

Item #8: Mr. Bowen's cell tower hearing coming up on March 7.

The public hearing about Mr. Bowen's application for a renewal of his old cell tower permit had been continued from December 11, 2018 until March 7 upon request by Mr. Bowen to give him the opportunity to settle his tax delinquency status with the tax collector. Should he not have done that then the Planning Board will need to deny his permit application. Mr. Bowen had been given copies of the pertinent town bylaw and the recourse he has. At this point we do not know where this stands.

Malone moved to adjourn the meeting at 8.44pm, 2<sup>nd</sup> by Harker, all in favor.

**The next meeting of the Planning Board is Thursday, March 7, 2019 at 7pm.**

Respectfully submitted **by Gisela Walker**

**Documents Viewed in Meeting of 2/21/2019**

1. Agenda for meeting of 2/21/2019
2. Minutes for meeting of 2/7/2019
3. Draft of proposed zoning amendments for Annual Town Meeting