

PLANNING BOARD
MEETING MINUTES
June 11, 2019

7:08PM

Memorial Hall

Members Present: John Michalak, Scott Carlson, Otto Lies, Mike Krikonis, Jacquelyn Baum

Members Not Present: Rob Ricker

Others Present: Pam Harding, Director of Planning
Pam Savage, Recording Secretary

J. Michalak called the meeting to order at 7:08PM.

CMRPC – VILLAGE DISTRICT ZONING BYLAW

P Harding made some revisions, reduced it to six pages and incorporated uses into the use table, which are noted in red. Special Permit section was not necessary. Board discussed. Colored copies can be provided and if time is needed for board to look over, she will tweak the maximum building area a little more and take a look at the land use table and see if there are things to add or remove. She didn't get into manufacturing revisions because it wasn't related to the Village district but if land use table is going to be replaced it should be looked at as well. P Harding also mentioned a consideration of the DPW site off Adams road that will be available in approximately two years as a possible good fit for mixed land uses (behind the fire station). Details on that are still being worked out.

O Lies recommended using verbiage and separation of various parking standards, green space, etc. like in the referenced document and to use techniques mentioned for future and existing bylaws. P Harding said she can place it into existing parking standards.

J Michalak asked the process. P Harding answered, to finalize what will be proposed. Also, to call the land owners affected, to attend an informational meeting to discuss the impact on their property and move forward accordingly with what is determined. S Carlson recommended bringing all the graphics to the next meeting to determine pieces for presentation. J Michalak also recommended focusing on the presentation for that meeting.

MASTER PLAN UPDATE STEERING COMMITTEE – STATUS REPORT

S Carlson said more updates will come after tomorrow's meeting. M Krikonis noticed town forest is not listed as an open space recreation area appeared to be omitted. S Carlson said it would be brought up tomorrow night. (190 acres continuous open space).

ZONING BOARD OF APPEAL RECOMMENDATION

Variance – 9 Pinecroft Avenue – Wieslander

R-2 Zoning District Sideyard Setback Relief Construction of Shed

MOTION BY S CARLSON, SECONDED BY M KRIKONIS, IT WAS UNANIMOUSLY VOTED 5-0, THAT THERE WERE NO PLANNING SIGNIFICANCE FOR 9 PINECROFT AVENUE.

**Variance – 69 Forest Drive – Jeffrey and Angela Anderson – R-2
Exterior Sideyard Setback Relief**

MOTION BY S CARLSON, SECONDED BY M KRIKONIS, IT WAS UNANIMOUSLY VOTED 5-0-0, THAT THERE WERE NO PLANNING SIGNIFICANCE, WITH THE EXCEPTION OF CORRECTING NEW JERSEY TO MASSACHUSSETTS ON TITLE BLOCK FOR 69 FOREST DRIVE.

**APPROVAL OF MINUTES
April 9, 2019**

MOTION BY S CARLSON, SECONDED BY J BAUM, UNANIMOUSLY APPROVED THE APRIL 9, 2019 PLANNING BOARD MEETING MINUTES, 5-0.

Next Planning Board will be on June 25th. The July meeting will be held only once, on Tuesday, July 16th.

MOTION BY S CARLSON, SECONDED BY J BAUM, IT WAS UNANIMOUSLY VOTED TO ADJOURN THE JUNE 11, 2019 PLANNING BOARD MEETING AT 7:59PM.

Meeting Adjourned at 7:59PM

APPROVED: _____