

TOWN OF LUNENBURG

Office of the Planning Board

Matthew Allison, Chair
Tanner Cole, Vice Chair
Gregory Bittner, Clerk
Paula Bertram, Member
Rhonda Lisio, Member



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Adam R. Burney
Land Use Director

Marjorie J. Boggio
Administrative Assistant

Minutes
July 8, 2019

Meeting Posted: Yes
Place: Town Hall, 17 Main Street, Lunenburg, MA
Time: 6:30 PM

Present: Matthew Allison, Tanner Cole, Gregory Bittner, Rhonda Lisio, Adam R. Burney
Absent: Paula Bertram

PUBLIC COMMENT: At the last Board meeting T. Cole noted that he was willing to serve on the Open Space Committee until someone else stepped up to the vacancy. This evening G. Bittner asked T. Cole if he wanted to join the Committee for full term; T. Cole responded he would be willing to fill the vacancy only if no one else volunteers for the position as the vacancy is for a member-at-large and should be filled by such. A. Burney noted that the vacancy is being advertised in the Lunenburg Ledger with the hope of making an appointment to that vacancy at the Board's July 22nd meeting.

MINUTES APPROVAL, 06/24/19: G. Bittner made Motion to approve, R. Lisio Seconded, all aye.

COMMITTEE REPORTS:

Capital Planning Committee- no meetings currently being held
Storm Water Task Force- meeting scheduled for July 18th.
Agricultural Commission- Farmers' Market is underway with almost 20 vendors.
Open Space Ad Hoc Committee- next meeting scheduled for July 22nd.
Land Acquisition Committee- Meetings ongoing
Green Community Task Force- no report
MRPC- no report
MJTC- no report

EARTH REMOVAL: A draft bylaw was provided to Board members. The current Earth Removal Bylaw is a general bylaw under the jurisdiction of the Board of Selectmen. The Board of Selectmen feels it should fall under the Planning Board, yet remain a general bylaw. The revised bylaw would cover what activities trigger a permit and also what would be exempt. There is currently no regulation on earth fill; that would also be included in the revised bylaw. Discussion ensued on the proposed bylaw. Board members will provide their input to A. Burney and Draft #1 will be revised.

DIRECTOR'S ITEMS:

Open Space Ad Hoc Committee, Vacancy: See above "Public Comment".
Lunenburg Code, Section 250- 6.1., Off Street Parking & Loading Areas- Draft provided to Board members. The grid indicated the Use with the corresponding Required Number of Parking Spaces. Edits will be made per Board input.

Lunenburg Code, Section 250- 4.15., Solar Energy Systems- Both M. Allison and G. Bittner suggested that one of the items that needed to be addressed was nameplate capacity versus footprint. Board members will review the current Solar Bylaw for discussion purposes/proposed revisions.

MEETING SCHEDULE:

July 22- UNITIL Public Hearing, Earth Removal, and Master Plan. R. Lisio requested the UNITIL Public Hearing be publicized on Town of Lunenburg Facebook page.

August 12- Economic Development

August 26-

ONGOING ITEMS:

Economic Development/Economic Development Committee- Discussion to be held on August 12th.

Stone Farm Adult Community, Construction Bond- Tentative hearing for August 26th.

Master Plan Request for Proposal (RFP)-on hold

MGL, Ch. 41, Section 81D, Master Plan- on hold

ADJOURNMENT: G. Bittner made Motion to adjourn, R. Lisio Seconded, all aye. Adjourned 8:15 PM

Documents used at meeting:

Minutes- 06/24/19

DRAFT Rules and Regulations, Earth Removal and Placement of Fill

DRAFT Bylaw, Earth Removal and Placement of Fill

DRAFT Grid of Parking Space Use