

MILLIS PLANNING BOARD MINUTES

December 5, 2017

Room 229, Veterans Memorial Building, 900 Main St., Millis, MA

The meeting was called to order at 7:31 p.m. by Mr. Robert Cantoreggi, Chair.

Members present: Robert Cantoreggi, Chair
George Yered, Clerk
James McKay
Richard Nichols
Nicole Riley
Carlo Molinari, Associate

Members Absent:

Also present: Anne Rich, 351 Orchard St.
Dan Merrikin, Merrikin Engineering, 730 Main St.

SPECIAL PERMIT/SITE PLAN APPROVAL APP., PUBLIC HEAR., CONT.
1525 MAIN STREET – MAP 21 PARCELS 49 & 52
COMMERCIAL BUILDING CONSTRUCTION-MEDICAL MARIJUANA
DISPENSARY - ELLEN REALTY TRUST

The public hearing continuation was opened at 7:32 p.m. with notice being read by Mr. Yered, Clerk.

Mr. Daniel Merrikin of Merrikin Engineering, representing the applicant, provided a status update on the application. He stated that they are working on revising the plans and addressing the comments made by BETA Group. Mr. Merrikin requested a continuance to the next meeting.

On a motion made by Mr. McKay, seconded by Ms. Riley, it was voted unanimously at 7:35 p.m. to continue the public hearing to Tuesday, January 9, 2018, 7:30 p.m.

FORM A APPLICATION - SUBDIVISION APPROVAL NOT REQUIRED PLAN
ACORN STREET - ASSESSOR MAP 31, PARCELS 64 & 66
SAMUEL WINNIKER

Mr. Daniel Merrikin presented the application and plan. As stated by Mr. Daniel Merrikin, and in his letter, dated December 4, 2017, the ANR creates two small parcels that will be swapped between two adjacent vacant lots. Once the land is swapped, each lot will meet the frontage and area requirements of the bylaw for the R-S zoning district. A separate Land Court ANR plan was also included as one of the lots is registered with Land Court.

On a motion made by Ms. Riley, seconded by Mr. Nichols, it was voted unanimously (6-0) to approve and endorse an ANR plan entitled, "Plan of Land in Millis, MA," Acorn Street, dated November 17, 2017, and plan entitled, "L.C. Plan 11412F Plan of Land in Millis, MA," dated November 14, 2017, stamped and prepared by Paul J. DeSimone, PLS, 403 Mahan Circle, Medway, MA 02053, finding the Form A in order and subdivision control not required.

The Planning Board found that the land shown on the plans does not constitute a subdivision within the meaning of the Subdivision Control Law, and therefore approved and endorsed the plans accordingly.

SITE PLAN APPROVAL PLAN ENDORSEMENT

1370 MAIN STREET – FASOLINO

Mr. Merrikin presented the approved plans for the special permit/site plan approval from October 24, 2017. The Planning Board endorsed the plans.

34-36 EXCHANGE STREET – K. BARRETT

SECOND FLOOR APARTMENT

SITE PLAN APPROVAL PLAN ENDORSEMENT

Mr. Merrikin presented the approved plans for the special permit/site plan approval from December 6, 2016. Mr. Merrikin stated that the plans have been revised in accordance with condition #20 of the Planning Board’s Decision, with the appropriate notes being added to the final plans. The Planning Board endorsed the plans.

APPROVAL OF DEFINITIVE PLAN APPLICATION, PUBLIC HEAR., CONT.

351 ORCHARD STREET -ANNE RICH

The public hearing continuation was opened at 7:45 p.m. with notice being read by Mr. Yered, Clerk.

Ms. Rich provided an update on the status of the application. She stated that they are “having difficulty finding someone to do the stormwater” report. She requested that the public hearing be continued for three months to allow time for the stormwater report/review to be completed.

On a motion made by Mr. Cantoreggi, seconded by Ms. Riley, it was voted unanimously at 7:50 p.m. to continue the public hearing to Tuesday, March 6, 2018, 7:30 p.m.

OTHER BUSINESS:

MINUTES

On a motion made by Ms. Riley, seconded by Mr. Nichols, it was voted unanimously to approve the regular session meeting minutes from November 14, 2017, as written.

ACCESSORY DWELLINGS – BYLAW

Mr. Nichols stated that Medway and surrounding towns are working on regulating “little houses” and other accessory dwelling units. He recommended that the Board start to look into some type of bylaw to regulate such dwellings. Mr. Nichols will take the lead on this issue and provide information to the Board at a later date.

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ADJOURN

There being no further discussion and on a motion made by Mr. Cantoreggi, seconded by Mr. Nichols and voted unanimously, the meeting was adjourned at 7:56 p.m.

Scheduled Planning Board Meetings: January 9, 2018
February 6, 2018
March 6, 2018

Respectfully submitted,

Camille Standley
Administrative Assistant