

MILLIS PLANNING BOARD July 11, 2023
MEETING MINUTES
ROOM 229, VETERANS MEMORIAL BUILDING, 900 MAIN ST., MILLIS, MA

The meeting was called to order at 7:30 p.m. by Mr. Richard Nichols, Chair.

Members present: Richard Nichols, Chair
 Nicole Riley, Clerk
 Joshua Guerrero
 Alan Handel
 George Yered, Associate Member

Members Absent: Bodha B. Raut Chhetry

Also present: Mollie Padden, SAI/Verizon, 112 Industrial Way, Salem NH, 03079
 Jeffrey Tufts, Devaney Energy, 630 Elm St., Bridgewater

REQUEST FOR WAIVER OF SITE PLAN REVIEW/APPROVAL
725 MAIN STREET; VERIZON - INSTALLATION OF TWO NEW ANTENNA DISHES
MOLLIE PADDEN

Ms. Padden of SAI Group, representing Verizon, presented the waiver request and stated that Verizon would like to install two new antenna dishes on the equipment shelter at the existing facility at 725 Main Street (former Ann & Hope building). She stated that the two antennas will be positioned on the existing equipment shelter using blocks and a ballast mount. The antennas will be powered by cables similar to an ethernet cable and will not require any new cabling to be installed. No structural or site changes are proposed. Minor exterior improvements are proposed, but the scope of work does not include any civil, electrical, or building implications. Installation may take one to two days to complete, Ms. Padden stated.

On a motion made by Mr. Nichols, and seconded by Ms. Riley, it was voted unanimously (5-0), pursuant to Section XIII (Special Permit Conditions) C., of the Town of Millis Zoning By-laws, to waive the requirements of Site Plan Review for Verizon to install two antenna dishes as proposed at 725 Main Street.

813 MAIN STREET; ROCKY'S ACE HARDWARE
FIELD CHANGE REQUEST - CHANGE IN PROPANE TANK SIZE
JEFFREY TUFTS, DEVANEY ENERGY

Mr. Tufts of Devaney Energy, representing the applicant, presented the field change request. The Planning Board had approved a site plan for Rocky's, filed March 21, 2022, which included the installation of a 500-gallon propane tank. The applicant is requesting a field change to allow a 1000-gallon propane tank to be installed instead. According to Mr. Devaney, a 1000-gallon tank is the standard industry size for this type of location. The 1000-gallon tank is approximately six feet longer than the 500-gallon tank and the tank will be placed on the approved pad/base, he said. No structural changes are proposed. The Fire Chief was consulted and he had no issues with the field change request.

On a motion made by Mr. Nichols, seconded by Ms. Riley, it was voted unanimously to approve the field change request to allow for a 1000-gallon propane tank installation at 813 Main Street, Rocky's Ace Hardware.

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OTHER BUSINESS:

PLANNING BOARD REPRESENTATIVE TO COMMUNITY PRESERVATION COMMITTEE

On a motion made by Mr. Nichols, seconded by Ms. Riley, it was voted unanimously to appoint Mr. Alan Handel as the Planning Board representative to the Community Preservation Committee for a three-year term.

PAYROLL AND AP SIGNATORIES FOR FY2024

On a motion made by Mr. Handel, seconded by Mr. Guerrero, it was voted unanimously, pursuant to MGL Chapter 41, Section 41, to authorize *either* Mr. Richard Nichols or Ms. Nicole Riley to sign/approve payroll.

On a motion made by Mr. Handel, seconded by Mr. Guerrero, it was voted unanimously, pursuant to MGL chapter 41, Section 56 to authorize Mr. Richard Nichols to sign/approve bills on behalf of the Planning Board.

ACORN PLACE SRCD – DETENTION BASIN UPDATE/RESOLUTION - UPDATE

Mr. Nichols was in touch with Mr. Fox and was told that the equipment is in place. Due to the recent heavy rains, they are waiting for water levels to go down and will then begin the detention basin repair work.

MBTA/3A ZONING UPDATE

Ms. Riley, member of the MBTA 3A Advisory Committee, provided an update on the status of the zoning initiative. They are working with MAPC and will come before the Planning Board at a later date with some options to discuss.

ANNOUNCEMENT

Planning Board member, Joshua Guerrero, will be resigning from the Planning Board effective July 12, 2023. He is moving out of state. The Board thanked Mr. Guerrero for his service on the Board as a valued member.

MINUTES

On a motion made by Mr. Nichols, seconded by Ms. Riley, it was voted unanimously to approve the regular session meeting minutes from June 13, 2023, as written.

ADJOURN

There being no further business, on a motion made by Mr. Nichols, seconded by Ms. Riley, it was unanimously voted to adjourn the meeting at 8:00 p.m.

Planning Board Meetings: August 8, 2023
 September 12, 2023

Respectfully submitted,

Camille Standley, Administrative Assistant