

Deerfield Planning Board
March 3, 2008
Minutes

Meeting called to order in Deerfield Municipal Offices at 7:07 p.m.

Members Present: John Waite/acting-Chair, James Pasciesnik, Lynn Rose, Roger Sadowski,
Elizabeth Schmitt

Members Absent: Peter LaBarbera, John Baronas

WIGHTMAN PRESENTATION

Mark Wightman cancelled his presentation on the Conway property on Route 116.

REQUEST TO REZONE PARCEL AT ELM STREET AND ROUTES 5 & 10 FROM C3 TO C2

There was a discussion of the Special Meeting of the previous week regarding a request by John and Sharon Paciorek to rezone parcel at Elm Street and Rts 5 & 10 from C3 to C2. The Pacioreks are looking for an endorsement from Planning Board for their rezoning request which they will present to Town Meeting. The Board hasn't been able to arrange for the Town attorney to sit down with the Pacioreks to discuss a development agreement. There are some wetland issues and the Board may want to involve Wesson and Sampson in the discussion. The Board needs to obtain cost quotes and a timeframe from the attorney and engineer for their work with the Pacioreks. Mr. Waite will contact the Pacioreks about scheduling a hearing on April 7, 2008.

The Paciorek property is a major portion of a key corridor of which extends from the southern border of Channing Bete to Whately, an area that is to be the subject of a study by the Franklin Regional Council of Governments. The Board discussed the need to contract with FRCOG for the study. The cost of the study will be reduced if the Paciorek property, which is such a significant portion of the area to be studied, is rezoned separately. Ms. Rose will work with Mr. LaBarbera to negotiate the Scope of Work with FRCOG.

Board discussed issues related to the Planning Board budget: the need for funding for staffing, studies, a need for a monthly budget report. Board generally agreed that the Planning Board needs more money to finance its work: zoning, bylaw revisions. Board discussed the need to prepare a warrant request and prepare to present the request to Town Meeting.

Ms. Rose provided an update on her work with Deerfield, undertaken with a newly hired consultant - GeoInsight, Inc., to review and comment on Pan Am's efforts to investigate and mitigate 2 hazardous waste sites at the railroad yard in East Deerfield. This work is funded by a \$10,000 Technical Assistance Grant from Massachusetts Department of Environmental Protection. She also discussed efforts to oversee the revision of Pan Am's NPDES permit and related Storm Water Pollution Plan (recently revised and submitted to the town) for the rail yard. The Town, in conjunction with the Connecticut River Watershed Council, has overseen, challenged and won its position on these documents. As a result, U.S. Environmental Protection Agency has required Pan Am to submit more information and increase management of site materials and testing of storm water discharges.

Ms. Rose reported that she attended an information session where FRCOG provided instructions for developing a streamline permit process, which is different than an expedited permitting process. She suggested that multi-board hearings would make it easier to inform everyone involved and make the decision making process more efficient and effective. Ms. Rose shared Charlemont's flowchart of its Special Permitting Process. Board agreed that such a chart would be useful when implementing an Expedited Permitting Process in Deerfield.

Board reviewed and discussed various pieces of mail. Decided to cancel the Special Meeting scheduled for March 17, 2008 and to post the April 7, 2008 meeting. Meeting adjourned: 7:55 pm