



Town of Georgetown

MINUTES

1
2 Committee: Planning Board
3 Date: September 28, 2016
4 Time: 7:00 pm.
5 Location: Georgetown Town Hall, 3rd floor conference room.

6
7 Members present: Rob Hoover, Tillie Evangelista, Bob Watts, Matt Martin.
8 Staff present: Administrative Assistant Andrea Thibault. Minutes taken by A. Thibault.
9 Members absent: H. LaCortiglia. Guests: Town Council Jon Eichman.
10 The Meeting was called to order at 7:04pm by R. Hoover.

11
12 R. Hoover: The Town Planner is out as of Tuesday.

13
14 **Correspondence:**

- 15 1. M. Martin, Georgetown Planning Board: Email dated 08-27-2016 - Chaplin Hills Site Walk. (See
- 16 Chaplin Hills Public Hearing).
- 17 2. Newbury Zoning Board of Appeals: Special Permit 3 Johnson Road (Plum Island).
- 18 3. Georgetown Zoning Board of Appeals: Special Permit accessory apartment.
- 19 4. Camelot Realty Trust: Letter dated May 3, 2016. Received in Planning Office September 13, 2016
- 20 - Little's Hill Final Release of Funds.

21
22 R. Hoover: Please put the Camelot Realty Trust's letter re: Little's Hill into New Business to schedule.
23 Please email a copy of this letter to the Little's Hill Home Owners Association.

24
25 **Vouchers:**

26 M. Martin: Motion to approve and pay \$227.25 North of Boston legal ad for Chaplin Hills
27 Public Hearing.

28 B. Watts: Second.

29 *{Planning Board discussion of Spaulding Road applicant Public Hearing fee. A Public Hearing was noticed and*
30 *cancelled for Spaulding Road by the Town Planner. The Board requests that the North of Boston bill be sent to*
31 *applicant. The applicant paid no filing fee.}*

32 M. Martin: Withdraw my previous motion.

33 M. Martin: Motion to approve and pay vouchers to North of Boston for \$227.50 and Staples
34 for \$213.28 for the Town Planner's voice recognition software.

35 B. Watts: Second.

36 Motion carries 4-0; 1 absent.

37
38 **7:13pm 5 minute recess**

39
40 **Public Hearing: Chaplin Hills OSRD/Preliminary Subdivision, Continued from August 10, 2016.**

41 Rob Hoover: The applicant has requested a continuance. The Board has not received the \$4000.00 fee,
42 and no technical review has taken place. The Board also requested Conservation Commission approval
43 on wetland delineation and has not received it. The timing for making a decision expires October 14,
44 2016, unless it is extended by agreement of the Board and the applicant.

45

46 {*Planning Board discussion with* Town Council Jon Eichman regarding legal dates, and correspondence to and
47 from applicant.}

48

49 R. Hoover: Reads email from H. LaCortiglia into the record.

50 M. Martin: Motion for Jon Eichman to prepare a letter to the developer to grant the developer's
51 request for a continuance to October 26, 2016 at 7:15pm. The letter shall also inform the
52 developer that the M-account fee must be received by the Planning Board on or before October
53 10, 2016- failing which the application may be denied.

54

55 T. Evangelista: Motion to extend the time to December 31, 2016 for the applicant's Preliminary
56 Subdivision/OSRD application.

57 M. Martin: Second.

58 Motion carries 4-0; 1 absent.

59

60 M. Martin: M. Martin: Motion for Jon Eichman to prepare a letter to the developer to grant the
61 developer's request for a continuance to October 26, 2016 at 7:15pm. The letter shall also inform
62 the developer that the M-account fee must be received by the Planning Board on or before
63 October 10, 2016- failing which the application may be denied. Further add that the Chairman be
64 permitted to sign and mail the letter to the applicant from the Planning Board.

65 T. Evangelista: Second.

66 Motion carries 4-0; 1 absent.

67

68 M. Martin: Motion to continue the Public Hearing on Chaplin Hills OSRD/Preliminary
69 Subdivision to October 26, 2016 at 7:15pm.

70 B. Watts: Second.

71 Motion carries 4-0; 1 absent.

72

73 M. Martin: Motion to amend the previously approved motion, that the letter require the applicant
74 to provide the fee money by December 12th.

75 B. Watts: Second.

76 Motion carries 4-0; 1 absent.

77

78 J. Eichman: Any requests for documents by the applicant is a priority.

79

80 **Public Hearing: Groundwater Protection District, Opening of the Public Hearing:**

81 R. Hoover: Read the Public Hearing notice into the record.

82 M. Martin: Motion to open the Public Hearing for the Groundwater Protection district.

83 T. Evangelista: Second.

84 Motion carries 4-0; 1 absent.

85

86 R. Hoover: I am just summarizing this. We would like to update the older map with the June 2016 map.
87 {*Planning Board discussion with resident George Comiskey, and Water Dept. Manager Lou Mammolette.*}

88

89 T. Evangelista: Motion to approve the language as drafted in the document recommended to the
90 Selectmen for inclusion in the warrant.

91 M. Martin: Second.

92 Motion carries 4-0; 1 absent.

93

94 M. Martin: Motion to continue the Public Hearing until October 12, 2016.
95 T. Evangelista: Second.
96 Motion carries 4-0; 1 absent.

97
98 **Old Business: Healthy Pharms, Inc.**
99 Paul Overgag, Healthy Pharms Inc.: We would like to get a temporary occupancy permit in order to rent
100 space to a document storage company.
101 *{Planning Board discussion regarding Fire Department analysis and recommendation, security between the two sites, review*
102 *this additional request by the Town Engineer. Board agrees that the applicant will return October 12 with a letter from the*
103 *Fire Chief, Police Chief, and Town Engineer with their approvals.}*

104
105 **List of Documents and Other Exhibits used at Meeting:**
106 *Documents and Other Exhibits used at meeting will be available for review at the Georgetown*
107 *Planning Office.*

108 Motion to adjourn was made by M. Martin.
109 B. Watts: Second.
110 Motion carries 4-0; 1 absent.

111
112 The meeting was adjourned at 9:01pm.