



## HULL PLANNING BOARD

253 Atlantic Avenue, 2<sup>nd</sup> floor  
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**December 11, 2013**

**Members Present:** J. Timothy Reynolds, Chair, Jeanne Paquin, Vice Chair, Steve Flynn, Kelly Phelan

**Members Not Present:** Joseph Duffy, Nate Peyton, Jen Berardi-Constable

**Staff Present:** Robert Fultz, Community Development & Planning Director  
Ellen Barone, Administrative Assistant

**7:30pm** T. Reynolds called the meeting to order

**Meeting Minutes** – no action due to lack of quorum for review of 9/25/2013 & 11/13/2013

ANR – Map 11/lot 039 – Arthur Augenstern (0 Nantasket Ave)

The Board reviewed the Application and plan submitted by Arthur Augenstern for endorsement as “Approval Not Required” (ANR) under the Subdivision Control Law. Based on the information provided on the plan titled ANR Plan prepared by Nantasket Survey Engineering, LLC dated 11/12/2013; the Board determined that the subject lots meet the requirements of lot size and frontage.

Upon a **motion** by K. Phelan and **2nd** by S. Flynn a **vote** of 4/0/0

It was **voted** to: Approve and Endorse the submitted plan

- R. Fultz provided updates on the on-going projects of the Community Development and Planning Office.
- Robbie Burgess, Chair of the Zoning By-law Committee (ZBC) attended the meeting to express the ZBC's desire to meet with the Planning Board to receive clear direction as to their duties. R. Burgess informed the Board that there was some confusion as to the ZBC's role regarding possible new zoning for rental properties. The Board informed R. Burgess that they have been advised that zoning would be written by Town Counsel and a Committee selected by the Town Manager. R. Burgess stated that the ZBC would like to be involved in the process and felt that their comments would be welcomed by the residents. T. Reynolds stated that the Planning Board would like the ZBC to be involved in the process. R. Burgess also stated that there are some re-appointments necessary and some vacancies to be filled on the Committee. E. Barone will work with R. Burgess relating to member appointments.

**8:25pm** Upon a **motion** by J. Paquin and **2nd** by K. Phelan a **vote** of 4/0/0

It was **voted** to: Adjourn