



HULL PLANNING BOARD

253 Atlantic Avenue, 2nd floor
Hull, MA 02045

Phone: 781-925-2117

Fax: 781-925-8509



October 22, 2014

Members Present: Jeanne Paquin, Chair, Jennifer Constable, Vice Chair, Steve Flynn, Joseph Duffy, Harry Hibbard

Members Not Present: J. Timothy Reynolds, Nate Peyton

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

7:30pm J. Paquin called the meeting to order

Whitehead Ave, Map 27/Lot 148 - ANR – Jack Mitchell

The Board reviewed the submitted plan. As is stated in the ANR Summary dated 10/16/14 each new lot meets the requirements for lot size, frontage and that vital access is available.

The Plan information is as follows:

Plan Title: ANR Plan
Prepared for: Jack Mitchell, Mitchell Construction
Prepared by: Nantasket Survey Engineering, LLC
Signed and Stamped by: David G. Ray, PLS #35412
Dated: 8/06/2014

Upon a **motion** by J. Duffy, **2nd** by H. Hibbard and a **vote** of 4/0/0 the Board Endorsed the Plan

7 Salisbury Street, Map 45/Lot 271 - ANR – English/Russo

The Board reviewed the submitted plan and the ANR summary dated 10/22/2014. The Board has questions regarding the frontage of Lot B as it pertains to the Private Way portion of Ipswich Street which is shown as part of the parcel and or is it to be on the proposed permanent access easement. R. Fultz will research. The Board will continue to the next meeting.

The Plan information is as follows:

Plan Title: ANR Plan
Prepared for: Ed English
Prepared by: Nantasket Survey Engineering, LLC
Signed and Stamped by: David G. Ray, PLS #35412
Dated: 10/15/2014

DCR Master Comments

R. Fultz feels that this plan is a part of the overall plans for revitalization in the area. The Town, HRA, MassDevelopment and the DCR have all been working together with planning. The DCR has been very positive in the planning. If the DCR has a successful reservation, that will benefit the Town with economic benefits as well as recreation.

Beach nourishment should be moved to a higher priority

The Town, HRA and MassDevelopment are working on planning for the area. An Origins and Destination Study must be completed. The DCR has committed to pay \$50k towards the study; the HRA will match what DCR is paying.

Green infrastructure – R. Fultz stated DCR should consider both hard structures and green infrastructure for storm and flood control. Green infrastructure would also provide recreational opportunities.

The Board expressed concerns with the long term status of the Carousel, plans for vendors that may compete with local businesses, maintenance buildings needing repairs and taking up prime beachfront locations.

Board members should submit their top five (5) comments or concerns to J. Paquin to be incorporated in a response.

Comments to Selectmen regarding N. Truro Street

The Board discussed what should be stated in their comments to be submitted to the Selectmen with the N. Truro Street Decision. The Board agreed that their comments should state that they reviewed, conditioned and approved what was presented to them regarding the street in accordance with the Subdivision Control Law. The only additional comment would be that they discussed but did not address surety for the maintenance of the stormwater management system in the decision as it is an issue for the Selectmen to take up.

E. Barone will draft a letter to be reviewed and signed by J. Paquin. R. Fultz will review his notes for any additional comments.

9:40pm Upon a **motion** by H. Hibbard **2nd** by J. Constable and a **vote** of 5/0/0
It was **voted** to: Adjourn

Minutes approved:  Date: 5/13/15