

**WARREN PLANNING BOARD
MINUTES OF FEBRUARY 13, 2013**

PRESENT: Mr. Bill Ramsey; Chairman, Mr. Peter Krawczyk, Mrs. Melissa Sepanek and Mr. Bill Scanlan

ABSENT: Mrs. Susan Libby and Mr. David Messier

ATTENDEES: Eric Morse, Tracy Mazur, George Shields, Jillian Kenyon, Donald Nickerson, James Kordek and John Field

Opened the Meeting at 6:00PM.

COMMENTS & CONCERNS

Mr. Scanlan advised the Board that the Board of Selectmen discussed the PILOT for Solventerra, LLC. To date, a firm decision has yet to be made, however he will keep the Board apprised of ongoing discussions.

In addition, Greg Hering contacted the office earlier in the week to notify the Board of a possible oversight on the plan. In the Orders of Conditions that were in the Site Plan Approval Decision, wording (based on information at the Public Hearings) was included to ensure all wires were underground. Mr. Hering stated that a few poles may be needed to run overhead wires. The Board agreed that Mr. Hering will be requested to provide a plan and narrative to see if it constitutes a substantial change to the original application.

Rural 11 Project: Mr. Scanlan advised the Board that CMRPC would like to move forward with the Rural 11 Project. To that end, they would like to have an informal meeting in order to develop a list of priority areas. Mrs. Acerra will work with Mr. Scanlan on getting a consensus of a day/time agreeable for most.

APPROVAL NOT REQUIRED

Eric Morse presented an ANR plan for the Board to review and sign for property he owns located on Lyman Barnes Road in Brimfield. A portion (back) of the land lies in Warren and requires both the Brimfield and Warren Planning Board's signatures. The lot (Lot 2B) meets the required zoning in both towns. After a review, the following motion was made: Motion to sign the ANR for Eric Morse for Lot 2B as presented this evening made by Mrs. Sepanek; second: Mr. Krawczyk – unanimous. Form A's and the signing fee (CK# 129) was presented this evening.

MINUTES

Motion to approve the Minutes of January 23, 2013 as written made by Mrs. Sepanek; second: Mr. Krawczyk – unanimous.

OTHER BUSINESS

Motion to approve and sign payroll for Rebecca Acerra in the amounts of \$128.16, & \$128.16 made by Mr. Krawczyk; second: Mrs. Sepanek – unanimous.

Motion to approve and sign the invoice for Wm. Scanlan in the amount of \$1,300.00 made by Mrs. Krawczyk; second: Mrs. Sepanek – unanimous.

Motion to approve and sign the CMRPC Annual Assessment for FY14 in the amount of \$1,268.05 made by Mrs. Sepanek; second: Mr. Krawczyk – unanimous (to be paid from BOS Account)

6:30PM – INFORMATIONAL MEETING FOR PROPOSED MAJOR DEVELOPMENT OVERLAY DISTRICT BYLAW.

Tonight's meeting is the third in the series of public informational meetings regarding the proposed MDOD bylaw. Mr. Scanlan began with a PowerPoint presentation which provided an overview of the proposal. Although there were no changes to this evening's presentation, Mr. Scanlan has noted past comments and suggestions which will be discussed for incorporation at our next meeting.

Mr. Field, Brimfield Planning Board member attended this evening. He stated that Brimfield did a survey as to what the town wanted to see in terms of growth and the results were clear that they wanted to preserve the small town character it has now. They were negative towards any big box stores, as they leaned in favor of more Mom and Pop type stores.

Mrs. Killian asked if a train station would be a possibility. Mr. Nickerson stated that at one time a station was proposed however not in Warren. The stop was proposed for Palmer.

An additional informational meeting will be held in several weeks, possibly in mid March. The Board will meet on February 27, 2013 for a work meeting to discuss the comments received and further discussions on whether or not power plants should be removed or kept in.

Motion to Adjourn made by Mrs. Sepanek; second: Mr. Krawczyk – unanimous at 8PM.

Respectfully submitted,

Rebecca Acerra
Secretary

Date Approved _____