

**WARREN PLANNING BOARD
MINUTES OF August 14, 2017**

PRESENT Mr. Bill Ramey: Chairman, Ms. Susan Libby; Vice-Chairman, Ms. Melissa Sepanek, and Mr. Bob Souza, Mr. Derick Veliz

ATTENDEES: See List

Meeting was called to order at 7:15 PM

7:15 PM Reorganizing of the Board: Board Voted to stay as is-unanimous

Bills/Budget/Payroll

Motion to approve and sign payroll for Kathleen Czub in the amount of \$213.72/193.56 x 4 Made by Mrs. Libby; second Ms. Sepanek – unanimous

Motion to approve and sign Request for Postage in the amount of \$84.00 Made by Mrs. Libby; second Mrs. Sepanek – unanimous.

NEW BUSINESS – ANR – Michael Starsiak – Ware Rd.

Mr. Starsiak presented and ANR for the Board to review. The Plan depicts Map 20 Lot 10 being made into a smaller Lot but adding an extra 10.75 feet of frontage from Map 20 Lot 11. Which is also owned by Mr. Starsiak. The remaining back land from Lot 10 will be add to Lot 11. Mr. Starsiak is planning on selling Lot 10 but didn't want to sell all the land. With no objection to the following motion was made: Motion made to approve and sign the ANR for Mr. Starsiak made by Mrs. Libby; second Mrs. Sepanek - unanimous

ANR-Donald Frydryk (Kathleen Earthrowl)- Brimfield Rd.

A new Plan of Land was presented to the Board showing a small Lot of land being separated from the land on the Brimfield side. The lot when added to the lot on Warren side could make a conforming lot. With much discussion on would this make it a conforming Lot. The decision was made to add a paragraph to the plan and Board would not have a problem signing the ANR. The Paragraph was added (Endorsement of this Plan by the Warren and Brimfield Planning Boards does not imply that Lot 1 complies to the frontage and access requirements of the Warren and Brimfield Zoning Bylaws) The motion was made to approve and sign the ANR for Mr. Frydryk made by Mr. Souza; second Mrs. Libby - unanimous

The Board meet with Mr. Gagner to discuss the Reed St. Water Project. The Town just received a grant to hire an Engineer. The grant is for 50%. The Town went to the Water District to see if they had the other 50%. they did not. The Town agreed to pay the 50%. The engineer is to see how much the project will cost. The Town can then look for grants to help pay for the project. The Town needs to decide who will be the applicant for the project. Mr. Scanlan said the Town could be the first applicant but the Water District should be the second applicant. Mr. Scanlan was giving permission to work on the grant by the Board. The Town will be in contact with Representative Todd Smola and Senator Anne Gobi for help with funding since we are not the only Town dealing with this issue.

The Board meet with Mr. Scanlan to discuss what the MassWorks Grant is for. The grant is for fixing crumbling pavement, curbs, sidewalks and crosswalks on the Quaboag St. starting from Main St. to end of Quaboag St. The Town

was giving a CDBG Grant in July, 2017 to replace aging water and sewer mains on Quaboag St. from Main St. to Hillside Ave. The Town will contribute \$20,00.00 of its Chapter 90 funds to defray final engineering expenses. Mr. Scanlan will be working on the application for the Grant. Should hear in October on Grant.

The Board discuss future tasks with Mr. Scanlon. Mr. Scanlan could work on two grants. One was a Complete Street Project which provides safe travel for walking and biking routes. The Town would have to put up the Engineering Fee then can apply for grant.

The second grant for ADA Handicap Grant for the Shepard Municipal Building.

Update the Master Plan working on one chapter at a time. Maybe doing a survey getting the Towns input.

Work on the zoning in the village district for commercial uses. Zoning By-Law for Marijuana Shop. Board asked Kathy to find the new law that was just pass for the Marijuana Shops.

Mr. Scanlan will make a list of what he thinks the Board should work on.

Minutes

Motion to approve and sign the minutes of July 10, 2017 as written made by Ms. Libby: second Mr. Souza -unanimous.

Comments & Concerns- The Board brought up concerns with Mr. Gagner on what their Board and other Board are doing. That their needs to be more communication between Boards so everyone is aware on what's going on in the Town. Everyone agreed to send E-Mails to update each Board.

Mr. Ramsey asked Mr. Gagner why the Selectmen's Office has not been giving permission to the Board to talk to Town Counsel. Mr. Gagner did not know why. The Board stated that they do not ask to Talk to Counsel very often and the Board needs to be able to function. This issue has never come up before and is not in our Zoning By-Laws. The Board is asking for Counsel Opinion. A second E-Mail will be sent asking for permission to talk to Town Counsel. Board hopes to have an Article for the Fall or Spring Town Meeting.

Mr. Ramsey was asked to attend a meeting at the Town Transfer Station for the Solar Farm Site Visit. No one else from the Town showed up. Mr. Ramsey drove to the Shepard Municipal Building to see where everyone was. No one was around. The Board of Health washed their hands of the project. Mr. Ramsey return to the site told DEP no one was coming they returned to their vehicle and left the site. We have not heard from DEP or Borrego.

An E-Mail was sent to inform the Board of an early-stage development of an energy storage system at 711 Little Rest Rd. The project is to install a battery based energy storage system which would provide energy and power service to the Substation across the Street. First step would be to approach National Grid to see if this is something they would be interested in. The Board will wait to hear what National Grid says.

Next Meeting Date: August 28, 2017- 7:15PM.

Motion to Adjourn made by Mrs. Libby; second: Mrs. Sepanek- unanimous at 9:17 PM.

Respectfully submitted,

Kathleen Czub
Secretary

Date Approved