

WARREN PLANNING BOARD
MINUTES OF February 26, 2018

PRESENT: Mr. William Ramsey: Chairman: Mrs. Susan Libby Vice-Chairmen; Mrs. Melissa Sepanek; Mr. Derick Veliz
Absent: Mr. Robert Souza (Mr. Souza was able to attend the second half of the Meeting, arrived at 8:29pm.)

ATTENDEE: Paul Paturzo, Robert Beaudry, Diomid Bashkinov and Son

Meeting was called to order at 7:15 PM

7:15 Comments & Concerns- None

7:25pm- Discussion with Mr. Diomid Bashkinov and Son on property at 269 Devils Lane. Devils Lane was discontinued as a public street by a majority vote at the Annual Town Meeting May of 1983. The Lot meets all zoning requirements regarding area and setback, however lacks frontage on a public way. Warren Highway Dept does not maintain the Street. The former owner was willing to accept the obligations of maintaining a private way. However, he did not follow through. Mr. Bashkinov would like to Build a 2000 sq. ft House and a 30 x 40 Steel Garage. The Board advised him to speak with the Brimfield Highway Dept. The Brimfield Highway Dept does Maintain the Road for the two dwelling that are existing.

7:35pm- Discussion on Solar Issues. The Board received an email from Joyce Eichacker with concern on Solar fields. Mrs. Eichacker attached a document created by Dan Bigda a citizen of West Brookfield. With concerns on the decommissioning of Solar Sites and concern the Panels are hazardous. The Panels coming from China may be hazardous. Mr. Ramsey stated that the Solar Panels in our Town are from Canada and are not hazardous.

The Board received a letter from The Neighbors of Many Solar Plants at the last Meeting on February 12, 2018. The Group lives on Little Rest Rd. There are already 7 Solar Sites on their Street. ZPT Energy Solutions Has Applied for a Site Plan Approval Application to construct a Solar Farm at 787 Little Rest Rd. The owners are Donald and Prudence Neilson. The group would like to limit the number of Solar Farms in one Neighbor Hood. The neighborhood is being overwhelmed by so many.

The group is asking for more conditions to be added to the decision to protect their quality of life and general welfare. Landscaping, decommissioning, stricter construction hours, lighting, no herbicides, road work expert, protection for wildlife, built drawings of all underground conduit, and a study on hazards & safety statistics for living among Solar Panels.

7:45pm- Discussion on future By-Laws. The Board decided to have an informational meeting on possible changes to the zoning bylaws. The Board is considering amending Section 15 of the Zoning Bylaws, Medical Marijuana Treatment Center, in order to allow retail sales, processing, and cultivation of Marijuana. The Meeting will take place on March 12, 2018. The Board will welcome comments and suggestions from citizen on how the Town should regulate this use. The Board will invite William Scanlan to attend the meeting.

8:29 Mr. Souza was able to make the second half of our meeting. Chairmen Ramsey brought Mr. Souza up to speed on the two Discussions.

Budget for FY 19. Leveled Funded.

Motion to approve and sign payroll for Kathleen Czub in the amount of \$221.79 and \$193.56. Made by Mrs. Libby; second: Mr. Souza – 5 yes

Motion to accept the Minutes from January 22, 2018 motion made by Mr. Souza; second Mr. Veliz-3 yes 2 absent (Mrs. Libby & Mrs. Sepanek)

Motion to accept the Minutes from February 12, 2018 motion made by Mrs. Libby; second Mrs. Sepanek- 4 yes- 1 absent (Mr. Souza).

Next Meeting Date March 5, 2018 @ 7:15.

Motion to Adjourn made by Mrs. Libby; second: Mrs. Sepanek– 5 yes @ 9:15

Respectfully submitted,

Kathleen M Czub
Secretary

March 12, 2018
Date Approved