

**Planning Board Meeting Minutes
November 9, 2015**

Chairman Peter Roche opened the November 9, 2015 meeting of the Winthrop Planning Board at 7:00 pm.

Roll Call

Peter Roche	Present
Robert Carroll, AIA	Present
David Proctor,	Present
Honor Merceret	Present
Vincent P. Zappulla	Present
David Stasio, Esq.	Present
Gina DiMento, Esq.	Present

Transient Housing Permit – Continued from October 13, 2015 Planning Board Meeting

Public Comments:

- Linda Rand (P5)-Neutral-Comments on size of sign and effect it would have on neighborhood.
- Judy Nee (P5)-Opposed-Concern of sex offenders
- Richard Dimes (P4)-Opposed-Questions status ordinance
Phil Boncore of Rules & Ordinance explains this is not an ordinance. Needs to get feel of citizens and Several Boards and their members.
- Chairman Roche explains, this housing is already going on in our town. We need an ordinance and draft regulations of how/what/why town allowances will be.
- Mike Nee (P5)-Opposed-Concerns of who will be renting
- Patty DePamphilis (P5)-Questions is town has personnel to personally inspect each residence? Will there be a limit on how many can be on one street?
- Chairman Roche-Explains, this is again why an ordinance is needed.
- Earnest Hardy (P5)-Opposed-There is only one legal B&B in Winthrop, aren't all the others illegal? Questions restrictions.
- Ken Goodwin (P2)-Approve-This ordinance is needed as B&B's should be allowed but with rules and regulations. Would like an open forum meeting for discussion in future.
- Mary Rudser (P5)-Opposed-Questions use of alcohol, how old do renters have to be?

Public Comment Closed

Winthrop Planning Board Members will take all views, suggestions, ideas and changes into consideration prior to writing any formal recommendation

Public Hearing Open 60 Hermon St. Review Design-Continuing

Discussion between Planning Board Members, Attorney Lynds, Property Owners, Engineer, Architect and the Public, including abutters, of the plans to begin construction and approval of such plans by the Winthrop Planning Board.

**Motion by Gina DiMento to continue 60 Hermon St. Design Review Public Hearing at the November 16, 2015 Winthrop Planning Board Meeting
2nd by Vinny Zappulla
Passed Unanimously**

Minutes-

Motion by Honor Merceret to accept the minutes of April 13, 2015

2nd by Vinny Zappulla

Passed Unanimously

Motion by Vinny Zappulla to accept the minutes of June 8, 2015

2nd by David Stasio

Passed Unanimously

Motion by Robert Carroll to accept the minutes of July 13, 2015

2nd by Honor Merceret

Passed Unanimously

Motion by Honor Merceret to accept the minutes of September 14, 2015

2nd by David Stasio

Passed Unanimously

Motion by adjourn by David Stasio 9:17PM

2nd by Gina DiMento

Passed Unanimously