



**MEETING MINUTES**  
**October 25, 2017**

Members Present: Vincent Vignaly (Chair), Marc Frieden, Cheryl Carlson, Paul Anderson, Barur Rajeshkumar

Members Absent: None

Others Present: None

**All documents referenced in these Minutes are stored and available for public inspection in the Planning Board Office located at 140 Worcester Street.**

The regular meeting began at 7:10 p.m.

Town Meeting Update – The zoning articles passed, but not without debate concerning the gross vehicle weight rating for commercial vehicles. Though it was clear at the public hearing what those present wanted, Mr. Anderson felt it was difficult to explain to residents at the town meeting. Mr. Rajeshkumar thought it should not have been put forward while it is an ongoing court case. He also said he is not sure if it will be accepted by the Attorney General because the warrant that was published stated a reduction in the GVW and an increase was presented and voted on and passed.

Zoning Enforcement List Status – Mr. Vignaly provided a spreadsheet that was briefly talked about and will be discussed further at the November 8<sup>th</sup> meeting.

62 Central Street Email – There was a question about the zoning reference. The site has been in the General Residence District (GR) for as long as members could remember. The zoning map has not changed in years. The information that it is in a Business District was obtained based on assessor information and not the zoning map. Mr. Anderson noted that there are some businesses within the GR district. Mr. Frieden agreed and said this was noticed when the board did the Village Zoning tour and it needs to be straightened out. Mr. Vignaly said the options are for the owner to get a variance, change the zoning, or wait and see what transpires with Village Zoning changes. We don't want to slow down or hold up any business. The owners applied for a permit for the business and were denied. Mr. Frieden said we need to be careful because we do not want people to operate a business without a permit. Mr. Vignaly felt that this and other similar situations show the need to work on zoning.

184-186 West Boylston Street As-Built Review Update (review draft letter to Mr. Surabian) – Mr. Frieden did not prepare this for the meeting, but will draft the letter for the November 8<sup>th</sup> meeting.

70 Hartwell Street (awaiting as-built plan) – Curtis Industries is almost completed. They have a temporary Certificate of Occupancy but know they need to submit the as-built plan.

137 Shrewsbury Street (minor change showing baseball field) – The site plan that was approved shows grass. Mr. Fuller spoke with the Chair saying they revised it to include a baseball field. When the plan is received, the board will have to determine if it is or is not a significant change to the approved plan.

**New Business and Review of Correspondence/Emails Received:**

CMRPC/EEA Grant Opportunity for Village Zoning Bylaw – An email was forwarded to the Town Administrator and Planning Board Chair regarding an opportunity for the town to participate in a joint application for a grant to finish up their previous work on Village Zoning. A required letter of support was prepared and signed by the Town Administrator and Planning Board Chair.

Reports from Other Boards – None tonight.

Citizens' Comments – None tonight.

Correspondence was reviewed.

Mr. Rajeshkumar said the Police Station open house is scheduled for Saturday, October 28<sup>th</sup> from 11AM to 1PM.

Invoices were approved.

Mr. Rajeshkumar made a motion to approve the draft October 11, 2017 Regular Meeting Minutes; Ms. Carlson seconded; all voted in favor; motion approved. Mr. Frieden made a motion to approve the draft October 11, 2017 Public Hearing Meeting Minutes as amended; Ms. Carlson seconded; all voted in favor; motion approved.

Mr. Rajeshkumar made a motion to adjourn; Ms. Carlson seconded; all voted in favor; motion approved. The meeting was adjourned at 7:52 p.m.

Date Accepted: \_\_\_\_\_

By: \_\_\_\_\_  
Paul Anderson, Clerk

Submitted by: \_\_\_\_\_  
Melanie Rich