



TOWN OF WEST BOYLSTON PLANNING BOARD planningboard@westboylston-ma.gov
140 Worcester Street ** West Boylston MA 01583 ** Phone 774-261-4073

MEETING MINUTES

July 10, 2019

Members Present: Paul Anderson, Marc Frieden, Vincent Vignaly, Barur Rajeshkumar

Members Absent: Sarah Miles (Chair)

Others Present: See Attached Sign-In Sheet

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 was opened by the Vice Chair, Mr. Anderson, at 7:03 p.m. and started with regular business while waiting for Mr. Rajeshkumar to be present for the public hearings.

Old Business:

Holy Cross (review As-Built Plan and Certification) – Mr. Vignaly left a message for Leonard Raymond (Director of Facilities at Holy Cross) asking when we can expect to receive the stamped plan as requested in May.

Village Center Zoning Update – The Applicability section needs to be updated to make it clear what happens to existing structures and sites to ease passage at Town Meeting. Residents need to know that all existing lawfully-constructed structures are grandfathered; it goes with the land, not the owner. Mr. Frieden added that they need to know that it is a Zoning Bylaw, not a town project (renovation). An informational packet will be made available for the Town Meeting. Mr. Vignaly said the board has to hold one public hearing before town meeting vote (posted as part of our meeting) possibly in August/September.

New Business/Review of Correspondence/Emails:

Site Plan Review Application – 65 West Boylston Street (Ganesh Wellness, Inc.) proposed Marijuana Establishment (Retailer and Product Manufacturer) – The application was reviewed to confirm that all necessary Special Permits are requested. A revised application to include the specific sections and the property owner(s) signature is required as well as a request for waivers and certification from the engineer that they are in compliance with DEP stormwater standards. Mr. Frieden said to also have a traffic engineer review the project. The board accepted the application and the public hearing was scheduled for August 21st at 7:30 p.m.

The regular meeting continued at 8:21 p.m. after the continued Public Hearing for the development of nine multi-family residential units on Shrine Avenue and the continued Public Hearing for 215 Shrewsbury Street (construction of greenhouses to allow marijuana cultivation and product manufacturing-no retail sales).

Citizens' Comments – None tonight.

Reports from Other Boards – Mr. Rajeshkumar announced the schedule for the October 21, 2019 Semi-Annual Town Meeting.

Invoices were approved for payment.

Mr. Rajeshkumar made a motion to approve the draft June 26, 2019 Regular Meeting Minutes; Mr. Frieden seconded; all voted in favor; motion approved.

August 21, 2019 at 7:00 p.m. was confirmed as the next regular meeting date and time.

Mr. Rajeshkumar made a motion to adjourn; Mr. Vignaly seconded; all voted in favor; motion approved. The meeting was adjourned at 8:38 p.m.

Date Accepted: _____

By: _____
Vincent P. Vignaly, Clerk

Submitted by: _____
Melanie Rich