



Regular Meeting and Public Hearing
Monday, August 13, 2018 at 7:00pm at the John Bauer Senior Center, 17 West St. Paxton, MA

ATTENDANCE:

MEMBER	PRESENT (X)	ABSENT (X)
Neil Bagdis	X	
Henry B. Stidsen, Jr.	X	
Robert Jacobson	X	
Jeffrey Kent	X	
Samuel Rosario	X	

Other Attendees: Herb Robinson (HR)

(NB) called the meeting to order at 7:02 pm.

Meeting Minutes

Motion (JK) seconded by (RJ) to accept the minutes as written of July 16, 2018, as written, vote 4-0, all in favor. (SR) abstained as he was not a board member for the July meeting.

Approval Not Required

Grove Street (M24, Lot 15), owner Herb Robinson, application for an ANR to split the property into two lots, leaving one lot with the existing house and other structures, Lot 2, and a new lot to be built upon, Lot 1. There is a driveway that exists on the new lot which will be decommissioned for any egress to Lot 2. There were a few items missing from the plan that the Board usually asks for but after questions were asked of the owner they were satisfied with the answers given. Namely, the R factor was not stated on the plan but after calculating it was determined that it met the zoning requirement with a .53 R factor. (SR) In my opinion, the plan need only require to show frontage on a legal road. (NB) Explained that it only benefits the owner to have all the information on the plan to later show zoning compliance when the lot is sold, to be built upon, etc.

Motion (SR) seconded (RJ) to approve/accept the plan as submitted for Grove St, M24. L15, vote 5-0, all in favor. Two paper plans were signed along with the Mylar which was given to the owner to record.

New Business

A welcome was given to the new member, Sam Rosario. The board has a full compliment now. SL had SR sign the list for the Registry of Deeds for the recording of plans to update for this FY19. Also, SR was appointed by the board as the CMRPC delegate for FY19.

Motion (JK) seconded (SR) to adjourn the meeting at 7:22 pm, vote 5-0, all in favor.

The next meeting, if needed, will be Monday, September 10, 2018

**documents referenced located on file in the TSC office

Respectfully submitted,

Sheryl Lombardi