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NORTON PLANNING BOARD MEETING  
DRAFT MINUTES OF OCTOBER 23, 2018

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The Planning Board Meeting of October 23, 2018 was called to order in the Board of Selectmen Meeting Room of Town Hall at 7:15 p.m. by Mr. Joseph Fernandes, Chairman. Members present were Mr. Frank Durant, Mr. Timothy Griffin, Ms. Julie Oakley, Mr. Oren Sigal, and Mr. Steven Hornsby. Mr. Stephen Jurczyk was not in attendance.

**Approval of Minutes**

Minutes to the October 9, 2018 were not available.

**Surety Release for Mary Joe Estates**

Motion was made by Mr. Durant to approve surety bond release to WLFB, LLC in the amount of \$18,233.00 for loam and seed grass strip (\$15,855) and contingency (\$2,378). Seconded by Mr. Griffin. **Vote (6-0). MOTION CARRIES.**

**PS2018-001, Blue Star Business Park (Leonard Street South)-Condyne Engineering Group, LLC**

This is a continuation of Preliminary Subdivision Application for Blue Star Business Park located on Leonard Street (South) by Condyne Capital Partners, who was represented by Mr. Jeff O'Neill. Condyne Engineering Group, LLC, represented by Mr. Mark Dibb, also presented to the Planning Board. The Peer Review by Horsley Witten was provided to Board members as well as the applicant. Many of the comments provided by Horsley Witten will be addressed during the subdivision, site plan, and special permit review. Mr. Dibb stated they will address specific comments such as lot shape factor and building heights. Discussion ensued about the need to file a special permit for the two common driveways. A draft concept drawing was referenced at this meeting, intended to address some of the boards concerns.

Motion was made by Mr. Hornsby to close the public hearing. Seconded by Mr. Griffin. **Vote (6-0). Motion Carries.**

Motion was made by made by Mr. Durant to approve the Preliminary Subdivision Plan with the understanding that no zoning relief nor waivers nor any inference made as to any future special permits are granted with the approval of the Preliminary Subdivision Plan. Seconded by Mr. Sigal. **(6-0). Motion Carries.**

**Discussion about the possibility of allowing registered marijuana dispensaries in the Commercial Zoning District**

This is a continuation from October 9, 2018. Discussion focused on the identification of commercial properties, how other towns address this issue, and coordination with the Industrial Development Commission.

There being no further business to discuss at this meeting, Chairman Fernandes asked for a motion to adjourn at 8:14 p.m.

Motion was made by Mr. Sigal and seconded by Mr. Hornsby to adjourn.

**Motion VOTED Unanimously**

Minutes prepared and submitted by Paul DiGiuseppe, Planning and Economic Development Director

Minutes Approved on: 11/13/18

Signature Paul DiGiuseppe