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NORTON PLANNING BOARD MEETING
DRAFT MINUTES OF JANUARY 8, 2019

The Planning Board Meeting of January 8, 2019 was called to order in the Board of Selectmen Meeting Room of Town Hall at 7:15 p.m. by Mr. Joseph Fernandes, Chair. Members present were Mr. Timothy Griffin, Ms. Julie Oakley, Mr. Stephen Jurczyk, Mr. Frank Durant and Mr. Steven Hornsby. Absent was Mr. Oren Sigal.

Bills and Warrants

Motion was made by Mr. Jurczyk to accept bills. Second by Mr. Griffin. All in favor (5-0) (Mr. Hornsby had not yet arrived).

MOTION CARRIES.

Approval of Minutes

December 18- Motion to approve with revisions made by Mrs. Oakley, second by Mr. Griffin. All in favor (6-0). **Motion Carries**

Continued Public Hearing SP. 479, Blue Star Business Park (Leonard Street South)-Condyne Engineering Group, LLC

This is the continued discussion regarding the 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. Peer Review consultant, Horsley Witten, is represented by Janet Bernardo.

Topics Discussed:

Mark Dibb

- Driveway width has been agreed upon by Mr. DiGiuseppe and Mr. Carmichael to be set at 36' wide.
- Walking path re arrangement

Janet Bernardo

- Touches base on storm water & how review will be given to the Conservation Commission at this point

Motion to continue to following public hearing on January 22, made by Mr. Hornsby and seconded by Mr. Jurczyk. All in favor (6-0). Motion Passes. Closes at 7:36pm

Continued Public Hearing SP. 481, Blue Star Business Park (Building 7)-Condyne Engineering Group, LLC

7:37pm

Topics Discussed:

Mark Dibb

- Building 130,000 sq ft warehouse
- Single entrance off Leonard Street
- Basin Locations
- Compensatory storage
- Tree coverage will help create buffer between property and abutting houses
- Fire access

Janet Bernardo, Horsley Witten

- Roof run off will go to basin
- Bio retention areas
- Vernal pools
- Recharge
- Total suspended solids
- Land use of higher potential pollutant loads
- Critical area- Zone II
- Erosion & sanitation Control
- Tree protection
- Long term operation and maintenance
- Illicit discharge statement
- Closed drainage system
- Low impact development requirements
- Conservation Commission may have issues with small portion of the building in a buffer zone. Condryne agreed to respond to Horsley Witten who will review.

Mr. Griffin moves to continue to the January 22 meeting. Second by Mr. Jurczyk. All in favor. Motion Passes.

Director Comments

8:00pm

- Special town meeting
- Solar facility plans
- Digitizing zoning map
- Master plan
- Norton Village Center

Motion was made by Mr. Griffin to adjourn. Second by Mr. Jurczyk. Meeting adjourns at 8:24pm.

Motion VOTED Unanimously.

Minutes prepared and submitted by Nicole Salvo, Department of Planning and Economic Development Administrative Assistant.

Minutes Approved on: 1/22/19

Signature Paul D. Trusecki