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NORTON PLANNING BOARD MEETING
MINUTES OF April 26, 2022

The Planning Board Meeting of April 26, 2022 was called to order at the Norton Public Library via Hybrid means over ZOOM at 7:15 p.m. by Mr. Timothy Griffin, Chairman. Members present were Mr. Allen Bouley, Mr. Steve Hornsby, Mr. Wayne Graf, and Mrs. Julie Oakley. Mr. Kevin O'Neil participated remotely via ZOOM. Also, in attendance was Planning Director Paul DiGiuseppe and Administrative Assistant Bryan Carmichael.

Mr. Griffin explains how hybrid meetings work and they will affect this meeting.

General Business

Bills & Warrants – AW. B. Mason bill for envelopes and address labels is given to the Planning Board which is accepted and signed.

Minutes – The minutes from the April 12, 2022 meeting is provided.

Mr. Bouley motions to approve the April 12, 2022 minutes and is seconded by Mr. Graf.
Roll Call; Mrs. Oakley Yes, Mr. Hornsby Yes, Mr. Graf Yes, Mr. Bouley Yes, Mr. O'Neil Yes, and Mr. Griffin Yes.

Public Hearing

SP-13916: 14 Farm Lane. Application to convert a single family with in-law into a duplex.
Applicant: Joseph Dantona. Owner: Dantona Properties LLC.

Mr. Joseph Dantona the applicant is present to speak on the application. Mr. Dantona currently lives in East Taunton and is the owner of the property since 1984. Mr. Dantona's parents in 1986 wanted to add an extension as the lot was big and went to the chairmen at the time, Mr. Butch Rich and had asked him if another house could be built there and Mr. Rich showed it was not possible as there was not enough frontage. An extension as long as it was attached to the house was still possible. The extension was given separate furnaces, separate electric, and two means of egress on both sides. Now Mr. Dantona would like to pass it on to his brother when he passes away and wishes to make the house a two-family duplex.

Mr. Griffin asks if there will be any changes to the exterior of the house. Mr. Dantona states that there will be no change and that the property has already been surveyed to confirm that it will remain the way it was from 1986. Mr. Griffin asks that there will be interior construction but not

the exterior. Mr. Dantona confirms that there will be no exterior changes. Front and rear doors are on both parts of the house for egress as well as cars ports on each side.

Mr. Bouley asks what the square footage is of the second unit. Mr. Dantona states that are three bedrooms on the right side and two on the left that are small. There were also two septic units one for each part of the property but now are hooked into the town sewer.

Motion to close the public hearing is made by Mrs. Oakley and seconded by Mr. Hornsby. Roll Call; Mrs. Oakley Yes, Mr. Hornsby Yes, Mr. Graf Yes, Mr. Bouley Yes, Mr. O'Neil Yes, and Mr. Griffin Yes.

Motion to approve the Special Permit is made by Mrs. Oakley and seconded by Mr. Hornsby. Roll Call; Mrs. Oakley Yes, Mr. Hornsby Yes, Mr. Graf Yes, Mr. Bouley Yes, Mr. O'Neil Yes, and Mr. Griffin Yes.

DEF 13680 & SP 13681: 0 Dean Street. Request to reimburse the remaining balance from the peer review.

Mr. Griffin asks Mr. DiGiuseppe if this would be from the previous account. Mr. DiGiuseppe states it would be a new account that would be set up if they come back and states that the remaining balance will be taken out of the account that is currently on file which contains 1984 dollars. The work conducted by Amory that was completed before the withdrawal and since it was not opened the applicant had asked for a reimbursement. A letter to the treasurer asking for a reimbursement will be given if the Planning Board votes to give the reimbursement. Mr. Griffin asks if the Planning Board has the Amory review that they worked on. Mr. DiGiuseppe states that the Planning Board does have the review. Mr. Griffin states that this gives the Board something to utilize in terms of if this was to come back are they going to have to pay for the same work again or if there is a way around that. Mr. DiGiuseppe states that if they come back in a reasonable time then the Amory survey can be reused. Mr. Griffin asks if this is the remainder and if the applicant knows this. Mr. DiGiuseppe states the applicant requested this.

Mrs. Oakley asks if there is anything happening with the Conservation Commission if they are still going or if they withdraw from them as well. Mr. DiGiuseppe states they were never in front of the Conservation Commission.

Motion to reimburse the remaining funds is made by Mr. Hornsby and seconded by Mr. Bouley. Roll Call; Mrs. Oakley Yes, Mr. Hornsby Yes, Mr. Graf Yes, Mr. Bouley Yes, Mr. O'Neil Yes, and Mr. Griffin Yes.

General Business

Mr. Griffin states that this is likely the final meeting of two members of the Planning Board; Mrs. Oakley and Mr. O'Neil.

Mr. O'Neil states that he enjoyed his time on the Planning Board and the challenges that the Planning Board has faced and look forward to following the meetings as a resident of Norton.

Mr. O'Neil hopes that the election will encourage members of the community to step up and take the opportunity.

Mrs. Oakley echoes the sentiments from Mr. O'Neil. Mrs. Oakley states she joined after former member Mr. Joe Fernandes had asked for more members at a Town Meeting before Mrs. Oakley joined and got appointed by the Select Board. Mrs. Oakley states it was a privilege to work with the Planning Board and will be staying close as Mrs. Oakley is very passionate about the topic of planning. Mrs. Oakley is also excited to see some new people join the Planning Board but Mrs. Oakley states she will be back but not at this time.

Mr. Hornsby asks if Mrs. Oakley would be open to be appointed. Mrs. Oakley replies yes, for another year as another three years would be a lot to take at the present time. Mrs. Oakley states that if she isn't on the Planning Board for another year, Mrs. Oakley offers to help Mr. DiGiuseppe by being on a committee or any other way to contribute as there is a great foundation in the Master Plan and Mrs. Oakley is invested in the where it goes.

Mr. Griffin states that Mr. Hornsby may also be leaving the Planning Board as he is running for the Board of Selectmen. Mr. Hornsby states that the Planning Board will know when the election is over.

Mr. Peter Wiggins, 157 Mansfield Avenue thanks both Mr. O'Neil and Mrs. Oakley for their time on the Planning Board and both will be missed. Both Mr. O'Neil and Mrs. Oakley thank Mr. Wiggins.

Adjournment

The motion to adjourn the April 26, 2022 meeting was done by Mr. Bouley and seconded by Mr. Graf. Roll Call; Mrs. Oakley Yes, Mr. Hornsby Yes, Mr. Graf Yes, Mr. Bouley Yes, Mr. O'Neil Yes, and Mr. Griffin Yes. The Planning Board Meeting from April 26, 2022 was adjourned at 7:31 pm.

Minutes prepared and submitted by Bryan Carmichael, Department of Planning and Economic Development Administrative Assistant.

Minutes Approved on: 6/28/22

Signature



