

MARSHFIELD PLANNING BOARD
Meeting Minutes
September 14 2020 – 7:00 PM
Remote Meeting - Zoom

PRESENT: Mike Biviano, Chair
Katie O'Donnell, Vice Chair
Kevin Cantwell
Fred Monaco
Nik Pappastratis

ALSO PRESENT: Greg Guimond, Town Planner

ABSENT: Peg Davis, Associate Member

Mr. Biviano moved to open the meeting at 7:00 PM. Ms. O'Donnell seconded. The vote was: Ms. O'Donnell, Aye; Mr. Cantwell, Aye; Mr. Monaco, Aye; Mr. Pappastratis, Aye; Mr. Biviano, Aye.

DISCUSSION/VOTE – BEAVER CROSSING – DEFINITIVE SUBDIVISION, SCENIC ROAD, WRPD SPECIAL PERMIT – 113 Union Street – S. Brait

Mr. Biviano moved to open the discussion and review of the draft decision prepared by Mr. Guimond. Ms. O'Donnell seconded. The vote was: Ms. O'Donnell, Aye; Mr. Cantwell, Aye; Mr. Monaco, Aye; Mr. Pappastratis, Aye; Mr. Biviano, Aye.

Mr. Guimond said he had inadvertently left Mr. Cantwell's name on the first draft of the decision. That has been corrected now. He said there are six findings and 20 conditions. The decision incorporates all three applications as noted above.

The Board reviewed the decision and had no corrections or amendments. Mr. Terry McGovern from Stenbeck & Taylor, representing the applicant, also had no comments.

Mr. Biviano moved to approve the decision as written. Ms. O'Donnell seconded. The vote was: Ms. O'Donnell, Aye; Mr. Cantwell, Aye; Mr. Monaco, Aye; Mr. Pappastratis, Aye; Mr. Biviano, Aye.

PUBLIC HEARING – ZONING AMENDMENTS

Mr. Guimond explained that there are three articles in the Town Meeting warrant. They are in response to concerns raised by residents who had submitted a petitioner's article which the Planning Board could not support. After working with the residents, the following articles were agreed to.

The first article which is shown as Article A, will be Article 14 in the Town Meeting Warrant. It proposes to add language to Section 305 by adding language to the Table of Uses

Article B will be Article 15 in the warrant. It proposes to add the word "multi Use Buildings" and gives the definition of same.

Article C will be Article 16 in the warrant. It proposes to allow applicants who have a special permit in the WRPD District to submit another application and/or site plan to the Planning Board rather than have to go to two boards.

There were no comments from the Board. Mr. Biviano asked if there was anyone from the public that would like to comment but no one from the public attended the meeting.

Mr. Biviano moved to approve the zoning articles and to recommend to the Selectmen that the articles be submitted to Town Meeting. Ms. O'Donnell seconded. The vote was: Ms. O'Donnell, Aye; Mr. Cantwell, Aye; Mr. Monaco, Aye; Mr. Pappastratis, Aye; Mr. Biviano, Aye.

Mr. Biviano moved to close the public hearing. Ms. O'Donnell seconded. The vote was: Ms. O'Donnell seconded. The vote was: Ms. O'Donnell, Aye; Mr. Cantwell, Aye; Mr. Monaco, Aye; Mr. Pappastratis, Aye; Mr. Biviano, Aye.

MINUTES: Mr. Biviano moved to approve the minutes of 7/13, 8/10 and 8/24/2020. Ms. O'Donnell seconded. The vote was: Ms. O'Donnell, Aye; Mr. Cantwell, Aye; Mr. Monaco, Aye; Mr. Pappastratis, Aye; Mr. Biviano, Aye

BOARD/STAFF REPORTS

Mr. Guimond said the party for Kay will be 8/23.

He is working on reviewing the MBTA Manual for Mr. Maresco. He is also wrapping up the MVP and the CZM Grants.

Mr. Biviano moved to adjourn the meeting. Ms. O'Donnell seconded. The vote was: Ms. O'Donnell, Aye; Mr. Cantwell, Aye; Mr. Monaco, Aye; Mr. Pappastratis, Aye; Mr. Biviano, Aye.

