

**Planning Board
Minutes
February 8, 2021**

Meeting held remotely via Zoom.

Members Present: Judy Eiseman, Leslie Laurie, Anne Stoddard (recording)

Members Absent: Lexie Dewey, Pete Wilson

Visitors present: Rusty Rowell, Bruce Klotz

Meeting called to order at 7:05 pm.

Approve minutes from previous meeting.

January 19, 2021 Minutes approved (3 for, 0 against)

Announcements.

Town elections. Nomination papers will be available Feb. 22 and are due to the Clerk on March 23 at 5:00 PM. Judy is planning to stay on one more year. Leslie most probably will not be running for reelection.

Updates/ Reports

- **Financial Report.** Judy met with June Massey regarding the Planning Board accounts. The Board has four accounts: Consultant and Clerical; Expenses; Planning for Town Center; and the newly approved Revolving Account. The first two are approved annually at town meeting and any remaining funds returned to the general fund. The Town Center account was approved by a warrant article at an earlier town meeting and has \$1,376.84 remaining in it to be spent only on town center planning issues until it is gone or replenished ATM. The Revolving Account is there to receive any fees we receive as income to be spent on projects for which there are fees collected. These fees are intended to cover consultant or other expenses related to particular projects but some extra money may accrue in this account to be used for other projects. However, fees are intended not as a revenue source but as a realistic amount to cover legitimate expenses so, if challenged, the Board must be able to account for the amount. Fees can cover consultants, copying, mailing, public notice advertising, etc.
- **40B Project.** The Conservation Commission process is very important because of the environmental concerns around the site of the project. The ConCom will be choosing the consulting engineers who will review the project. The ZBA will also require an engineering review and will probably use the same engineers as the ConCom. The third party review will be crucial.
- **Pavilion redux.** David Litvak has mentioned to Judy the idea of building a pavilion on Town land. He is in no way ready to propose a plan but Judy explained the process. In the event that a group of interested in pursuing this, they will need to reapply for CPC Funds for this project since no action has been taken on the earlier concept in which the Planning Board was expected to play a role in design and implementation but did not have the resources to accomplish this and had concerns about the scope and suitability of the project as originally presented to the Board.
- **LTA.** There is an opportunity to apply for a Local Technical Assistance (LTA) grant to review town bylaws that have need of amendment.
- **Sewer:** Abby Jenks has indicated she will attend the upcoming sewer workshop. Other residents of South Valley Rd. may attend too. The Board hopes she will update us on the content.

- **Solar:** A Notice of Intent (NOI) for a solar array off Tower Rd. has been received by the ConCom. They will hold a hearing once the snow is gone. The possibility of hiring a consultant to help manage the proposal once it comes to the PB was discussed briefly.

Discussion of Cannabis bylaw.

Leslie led the discussion. She raised the question of whether we need a special bylaw or whether any Cannabis businesses are covered by our current bylaws regulating business in town. In summary: 1) Do we need a specific Cannabis bylaw; or 2) Do we need to revise our current bylaws; or 3) should we do nothing?

Leslie reminded us that the Town voted to be an accepting community. Therefore we should treat the development of a Cannabis enterprise as we would any business. We discussed getting advice from PVPC. Judy will discuss this with PVPC folks to see if it can be managed under LTA or other means.

Other Business

Scenic Roads Bylaw needs to be updated. Perhaps the LTA grant could help with that.

Rusty Rowell said that he recommends that the Town have a Records Access Officer to assist the Town Clerk. He wondered if there is other support for this position. The Board supported the idea in principle.

Adjourned at 8:47PM

Next Meeting:

March 8, 2021 at 7:00 PM

Respectfully submitted,
Anne Stoddard