Conway Planning Board Meeting

Thursday, October 18, 2018

Location: Town office 32 Main St.

Present: Beth Girshman, Bill Moebius, Joe Strzegowski

Absent: Andy Jaffe, Mary McClintock, Sue McFarland

Meeting called to order at 6:30

1) Review and approve minutes of previous meeting, September 17, 2018 and public hearing. Motion made, Beth, seconded, Bill Moebius, Ayes unanimous

2) Review Special TM September 24th marijuana zoning bylaw vote

3) Private drives discussion. PB members discussed pros and cons of private drive naming; the need to have drive names publically listed and always updated on dispatch map.

Joe S. talked this over with Ginny and Lee Whitcomb, to determine best way to have this be public information.

This is potentially an emergency management problem : if people’s listed addresses are different from where house access is, for example.

Fields Hill Road is a discontinued town road and does not have name as private drive. Is this a problem for dispatch?

Bob Baker has requested meeting with PB about this issue. He does have updated dispatch maps on laptop, for access in the fire truck.

We agreed to publish list of private drives. We will vote to ratify list of approved names at our next scheduled PB meeting. List of names will be published prominently on PB page on town website.

We agreed to have PB letter go out to Mr. Squires pointing out that driveway access to his residence is not clear. We will request that he clarify address for emergency services access.

Side conversation – driveway off of 116, south of grammar school, appears to have 3 dwelling units on one parcel. Shall we request building inspector go out to take a look?

Additionally, we agreed that the PB should put the word out via Visitor and town website that all residences are required to have house numbers visible from the road. This is part of the enhanced 911 regulations, stated in MGLA Chapter 148, section 59.

We think it also makes sense to have address numbers visible from both directions.

4) Planning priorities for FY 2019.

* Review master plan. We will look at current and previous versions.
* Zoning usage table – let’s take another serious look at this
* Organizing PB documents/maps/archived material, currently in Town Hall 2nd floor storage
* Bylaw re: signage – consider making this a special permit process

5) Commercial signage (Greenfield Bank). ZBA turned down the bank’s request for two signs in front of the bank.

6) Zoning Use Table

7) Peter Mcloughlin Blasting – Joe went to take a look, and found that any blasting would be happening at end of mile long driveway, remote access, no abutters within view. Expectation would be that any blasting projects would comply with state laws.

8) Mail/email. Letter from Franklin Register of Deeds. PB members think that this letter indicates that requirements are not well understood by the Zoning Board of Appeals. Joe reminded Mark Silverman, ZBA chair, of the required process.

9) Old Business

10) New Business not reasonably anticipated 48 hours in advance. Bill M. asks if our board should schedule site visits as routine practice? Joe S. thinks this could happen on ad hoc basis. Site visit is not considered a public hearing or meeting so it does not need to be posted or have quorum. We may schedule site visit to the proposed solar array.

11) Next Scheduled Meetings: Nov 15, 2018, 6 p.m., Town Offices

Moved to adjourn: Beth G.

Seconded: Bill M.

Ayes: unanimous

Meeting adjourned at 7:45

Respectfully submitted,

Beth Girshman