



## GRANBY PLANNING BOARD

10 West State Street

Granby, MA 01033

Telephone: (413) 467-7177 Fax: (413) 467-2080

Website: [www.granby-ma.gov](http://www.granby-ma.gov)

Members: Glen Sexton, Chair  
Jim Trompke, Vice Chair  
Rob Chauvin, Treasurer  
Lillian Camus, Secretary, PVPC Rep

Others: Jeremy Carriere, Zoning Board of Appeals, Chair  
Ronald Harrop, Zoning Board of Appeals  
Anthony Huertas, Zoning Board of Appeals  
Richard Beaulieu, Zoning Board of Appeals  
Kathleen Bronner, Zoning Board of Appeals  
William Clark

Absent: Robert Sheehan, Jr., Member

Meeting: Thursday, March 12, 2020

Location: 1 Library Lane, Old Carnegie Building, Granby, MA

### Minutes

**CALL TO ORDER:** Glen Sexton called the meeting to order at 6:30 p.m.

### New Business

Joint Public Hearing with the Zoning Board of Appeals – William Clark

Glen Sexton read the public hearing notice.

*Joint Hearing along with Board of Appeals to consider the petition of William Clark seeking a Special Permit under Section 6.2 and Site Plan Approval under Section 6.3 of the Granby Zoning By-Laws, and applicable of Section III-Regulations, 3.7.5 – Accessory Uses, regarding a private garage or stables exceeding Twelve Hundred (1200) feet in area to be located at 198 Batchelor Street, Granby, MA, known as Map 9-B-8.*

Jeremy Carrier disclosed Kathleen Bronner is attending per the Rule of Necessity so the ZBA could have enough members to vote.

Mr. Clark reviewed the detailed site plans for a 2,400 square foot barn.

#### Questions from the Public

- None

#### Questions from the Planning Board/Zoning Board of Appeals

- Lillian Camus noted the dimensions of the proposed barn were handwritten on the site plans A-1 and A-2. Additionally, the scale was rewritten on site plan A-1 from  $3/8'' = 1'0''$  to  $1/4'' = 1'0''$ . Plans A-2 through A-5 show the scale as  $3/8'' = 1.0''$ . Mrs. Camus requested updated plans showing the dimensions and scale printed so as to avoid any confusion in later years should someone look at the plans.
- Jim Trompke recommend the Board's approval be conditional that before permit is issued, we be supplied with 5 copies plans with the correct scale and dimensions on them.

The Zoning Board of Appeals discussed the plans with

Motion made by Jeremy Carrier and seconded by Richard Beaulieu to accept the request for a Special Permit allow to 198 Batchelor Street, Granby Mass with the condition that all six copies of the plans are submitted in full with the proper statements. Motion carried 5 in favor, 0 opposed, 0 abstained

Motion made by Jim Trompke and seconded by Rob Chauvin to approve the site plans as presented with the condition that a new set of drawings will be submitted showing the correct scale prior to a permit being issued. Motion carried 4 in favor, 0 opposed, 0 abstained

Glen Sexton signed the Building Permit Application for the Planning Board.

#### Agenda Items for **March 23, 2020 Meeting –meeting starts at 5 p.m.**

- Administrative
- Review Billing
- **5:15 p.m.** Public hearing for Veterans Memorial Project
- Anything that comes up

#### **Review of Action Items**

Action items will be reviewed at the March 23, 2020 meeting.

### *Open/New Action Items*

<b>Item</b>	<b>Responsible Party</b>	<b>Due Date</b>
Ask Steve Nally for an accounting of the \$10,000 held in escrow for Borrego Solar	Lillian Camus	March 23, 2020
Obtain final billing numbers for Borrego Solar	Lillian Camus	March 23, 2020
Send invoice to Cathy Leonard for Raymond Boisjolie	Lillian Camus	March 10, 2020
Research original billing for Granby Solar LLC for square footage.	Lillian Camus	March 23, 2020
Send Robert Sheehan, Jr. the plans submitted by Red Rock Solar to compute the square footage	Lillian Camus	March 23, 2020
Create draft invoices for Granby DG Series, LLC building and signs	Lillian Camus	March 23, 2020
Send the Board samples of how other towns address venue zoning	Ken Comia	March 23, 2020
Send the Board information on Westover Metropolitan Development Corporation	Ken Comia	March 23, 2020
Check with Chris Martin RE the Proposed scope of the DLTA grant Ken Comia sent	Glen Sexton	March 23, 2020
Create a spreadsheet for PVPC charges	Lillian Camus	Ongoing
Keep track of items to submit for town annual report	Lillian Camus	Ongoing

### **Next Meetings**

The next Planning Board meeting will be Monday, March 23, 2020 at 5 p.m. in the upper level of the Carnegie Building.

### **Adjournment**

Motion was made by Jim Trompke and seconded by Rob Chauvin to adjourn at 6:43 p.m.

Motion carried 4 approved, 0 opposed, 0 abstained

I, Lillian Camus, certify that these minutes are true and accurate minutes of the March 12, 2020 Planning Board meeting.

Respectfully submitted,

Lillian Camus. Secretary

Documents Reviewed at this Meeting:

- William Clark Application for Site Plan Approval for an oversized barn at 198 Batchelor Street