

PLANNING BOARD

Town Hall, 807 Mill River Southfield Road, Mill River, MA 01244

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July 14, 2021

Minutes

Revised 8-11-21

Members Present: Mark Carson, Chair
Bob Hartt, Vice Chair
Paul Marcel

Others Present: Sharon Fleck, Secretary
Mike Parsons, Kelly, Granger, Parsons
Larry Burke, NM5VN

The meeting is being recorded by Zoom.com for the purposes of transcription.

A motion was made, seconded and so voted to call the meeting to order at 7:16 p.m.

Mark Carson, Bob Hartt and Paul Marcel and agreed to call the meeting to order.

Approve Minutes June 23, 2021

A motion was made, seconded and so voted to approve the minutes of June 23, 2021.

Mark Carson, Bob Hartt and Paul Marcel approved the minutes of June 23, 2021

Review Plans as needed

Mike Parsons explained he is on the call tonight representing Ellen Carson who owns the Southfield Church. She has a Purchase and Sale agreement to sell the Southfield Church (next to the Southfield Store), representing a seven acre parcel. She also owns fourteen acres from Norfolk Road to River Road. The remaining piece of property has 159' of frontage on Norfolk Road and has enough frontage on Southfield Road. There is 116' of road frontage in front of the church and 325' frontage on River Road. Mark will recuse himself from this discussion as Ellen Carson is his sister-in-law, who will keep seven acres.

Bob asked if the "shed to be removed" statement is exempt from the Subdivision Law. Mike stated that according to the law, the division of a tract of land that predated subdivision control in which a building is left standing does not constitute a subdivision.

A motion was made, seconded and so voted for the Planning Board to approve the application, with the acknowledgement that the Subdivision Control is not applicable and to approve the use of the land as laid out. This is subject to obtaining a quorum of the Board.

Bob Hartt and Paul Marcel approved the plans as laid out pending approval of the quorum of the Planning Board. Mark Carson recused himself from the vote.

Review Mail

The Board did not review the mail.

Building Department

Mark will work with Matt Kollmer, Building Commission, regarding making adjustments to Building Department bylaws.

Dark Sky Review

Not reviewed

New Business

No new business to report. No one from the Planning Board attended the Historical Commission's meeting on the proposed demolition law.

Public Comment

None

A motion was made, seconded and so voted to adjourn the meeting at 7:45 p.m.

Mark Carson, Bob Hartt and Paul Marcel and approved the motion to adjourn.

Approved: _____

Date: July 28, 2021_____