

**New Marlborough Planning Board
March 27th, 2019**

Attendees

Members:

Mark Carson, Lonn Combs, Eric Schaefer, Peter Tiso (Chair)
Joshua Mack (Secretary)

Other Attendees:

Zach Feury (BRPC Representative), Lucinda Shmulsky, Larry Burke, Jackson
Liscombe

Call to order 7:02

Review of Minutes

A motion was passed by Mr. Carson and seconded by Mr. Schaefer to accept minutes from the February 13 meeting of the Planning Board with minor revision for spelling and passed unanimously. Minutes from the March 13 meeting required more extensive editing and were tabled.

Mail

A letter was received by the Planning Board from the Great Barrington Planning Board for a public hearing on Thursday, April 25 2019, at 7:00pm at 334 Main Street Great Barrington regarding a special permit application from LSE Lepus, LLC for a commercial-scale solar field to be placed in an R-4 zone at 671 Stockbridge Road.

Michel and Peggy Richard wrote a personal letter to the NMPB as a vote of confidence in Chair Peter Tiso for his time served.

An email was received by Peter Tiso from Debrah Menin who is looking to subdivide their current property into three different lots and presented questions. NMPB discussed a response to the letter and determined that Mr. Tiso would direct Ms. Menin to seek the advice of a licensed surveyor.

Delegate to Berkshire regional committee

Mr. Tiso made a motion to be become new delegate to the Berkshire Regional Planning Commission. Mr. Combs is currently second to Mr. Tiso. Motion was accepted by Mr. Carson and Mr. Schaefer.

Village Center Zoning

The timeline for the Planning Board based upon the Monday May 6th town hall annual town meeting was discussed. The Planning Board decided to hold a public hearing for village center zoning on Wednesday, April 24 at 6:00pm in Town Hall. On Tuesday 4/9 and Tuesday

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4/16 an advertisement will be placed in the Berkshire Eagle for this hearing. Zach Feury will verify the steps needed for proper announcements.

The proposed zoning bylaws were reviewed and discussed. The zones will be relabeled as 'Village Center Residential' district and 'Rural Residential' district to indicate a continuity of primary residential use from the current single 'Town Residential' district. Other text was kept consistent from previous versions of the zoning bylaw.

Adult-use Cannabis

An informational handout document was discussed for the information session to be held on April 3 prior to a ballot vote on prohibitions for adult-use cannabis licenses. Special permit expectations, size restrictions, quantity of allowed cannabis businesses per village center, proper identification of owner operators, and allowance locations based upon district were identified as elements of this handout to include.

Approval of Road Layouts

The Planning Board needs to sign off on several road layouts affecting concurrent bridge projects associated with them at the next town meeting the paperwork will be sent around by Mr. Tiso.

Adjourned 9:45 put forth by Mr. Tiso and seconded Mr. Schaefer