



Planning Board Meeting

January 24, 2023

6:00 p.m.

Planning Department
856 Main Road
Westport, MA 02790



Planning Board

James Whitin
Robert Daylor
John K. Bullard
Mark L. Schmid
Manuel Soares

AGENDA

Tuesday, January 24, 2023

Call to order 6:00 p.m.

1. Administrative Items

- a. Rules and Regulations of the Subdivision of Land – Endorse for recording
- b. **Approval Not Required (ANR) 533 Horseneck Road (23-001A)** Request by the applicant for endorsement of a Plan of Land showing 4 Lots for land located at 533 Horseneck Road, Map 73 Lot 73,74,76.
- c. Buzzard's Bay Coalition Support Letter – BBNEP Grant

2. Assistant/Planners report

3. Correspondence

- a. Zoning Board of Appeals notice

4. Minutes

January 10, 2023

5. Short/Long-term Planning Discussions

6. Matters not reasonably anticipated

ADJOURNMENT

NOTE: Agenda is subject to change

NEXT MEETINGS:

Planning Board: February 7, 2023 at 6:00 p.m.

Work Session: ?



Lower
Spectacle
Island

Little Pine
Island

Big Pine Island

Great Island

Gunning
Island

Sylvia Ln

Horseneck Rd

Horseneck Rd

Gobleberry Farms Ln

Horseneck Rd

Horseneck Rd

Horseneck Rd

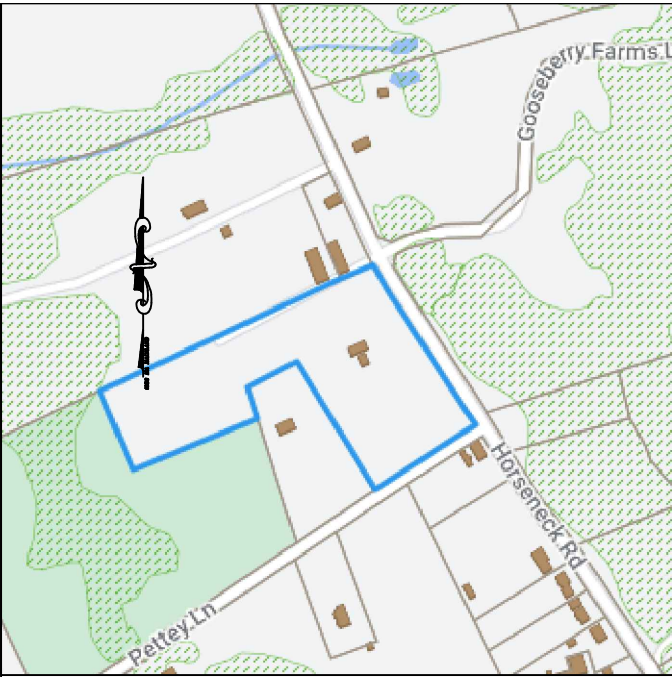
Upper Way

Upper Way

Upper Way

Upper Way

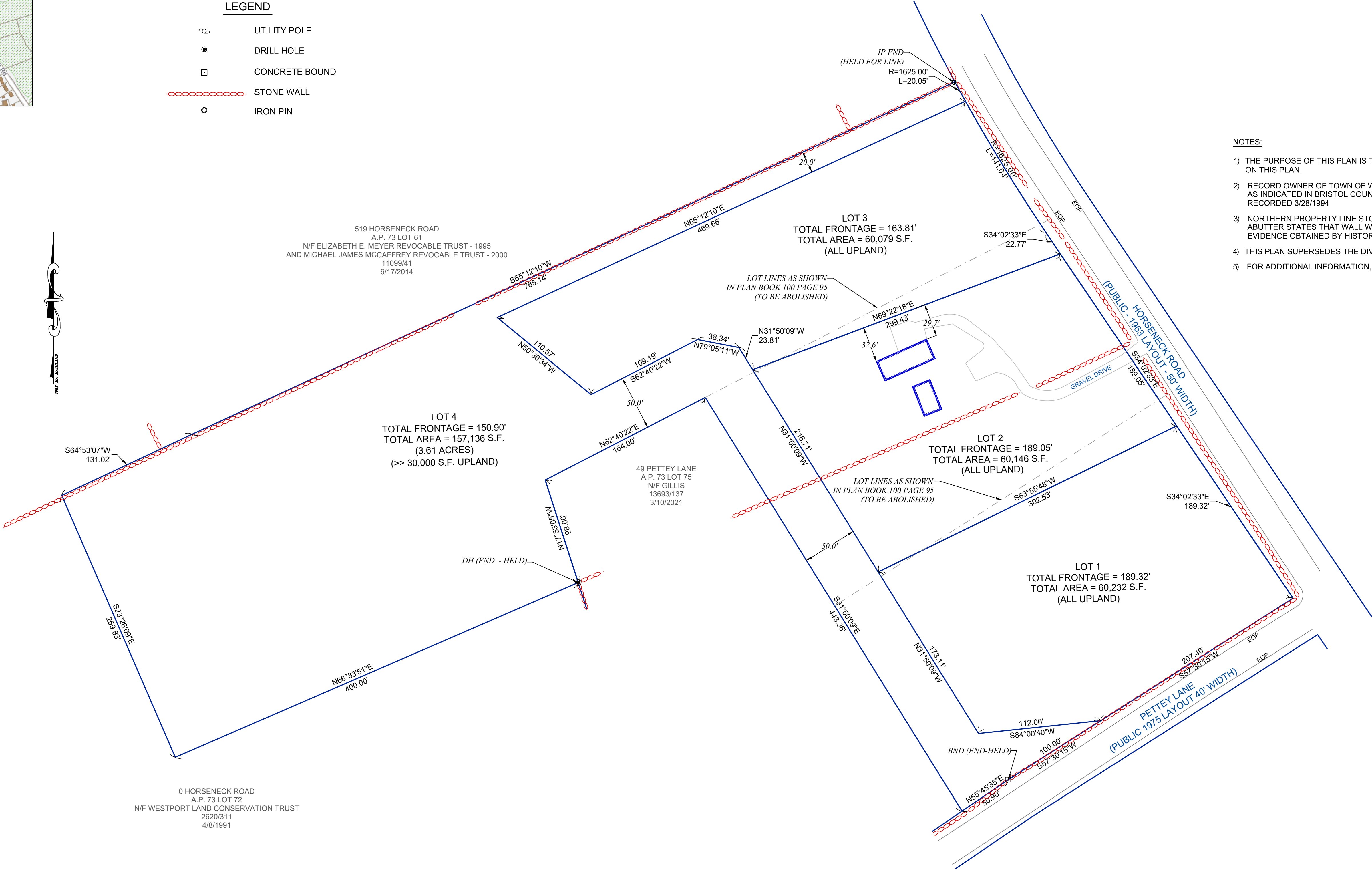
Upper Way



LOCUS
(NOT TO SCALE)

LEGEND

- UTILITY POLE
- DRILL HOLE
- CONCRETE BOUND
- STONE WALL
- IRON PIN



NOTES:

- THE PURPOSE OF THIS PLAN IS TO DIVIDE A.P. 73 LOTS 73, 74 AND 76 INTO FOUR NEW BUILDABLE LOTS AS SHOWN ON THIS PLAN.
- RECORD OWNER OF TOWN OF WESTPORT ASSESSORS' PLAT 43 LOTS 73, 74 AND 76 LISTED AS RICHARD FAMILY TRUST AS INDICATED IN BRISTOL COUNTY REGISTRY OF DEEDS, SOUTHERN DISTRICT ON BOOK 3267 PAGE 231 RECORDED 3/28/1994
- NORTHERN PROPERTY LINE STONEWALL HAS BEEN REBUILT. TESTIMONY FROM LOCUS OWNER AND NORTHERN ABUTTER STATES THAT WALL WAS REBUILT ON PREVIOUSLY EXISTING WALL. THIS STATEMENT IS SUPPORTED BY EVIDENCE OBTAINED BY HISTORICAL ARIEL PHOTOGRAPHY
- THIS PLAN SUPERSEDES THE DIVISION OF LOTS 2,3 AND 5 AS SHOWN IN PLAN BOOK 100 PAGE 95.
- FOR ADDITIONAL INFORMATION, SEE SURVEYOR'S RECORDS

DEED REFERENCES:

AS NOTED ON PLAN.

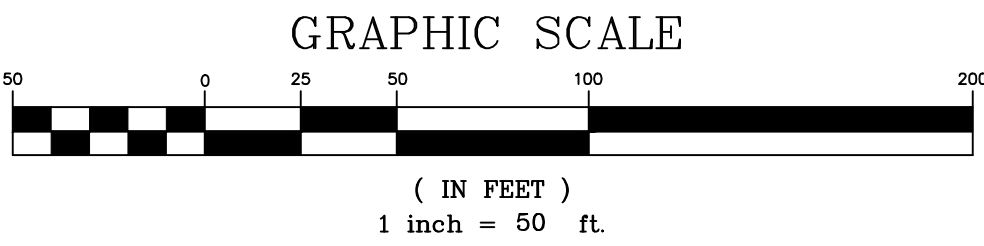
PLAN REFERENCES:

PLAN BOOK 133 PAGE 109
PLAN BOOK 134 PAGE 13
PLAN BOOK 171 PAGE 44
PLAN BOOK 137 PAGE 30
PLAN BOOK 149 PAGE 87
PLAN BOOK 100 PAGE 95
PLAN BOOK 96 PAGE 96
PLAN BOOK 64 PAGE 18

APPROVAL UNDER SUBDIVISION
CONTROL LAW NOT REQUIRED
WESTPORT PLANNING BOARD

1) _____
2) _____
3) _____
4) _____
5) _____
DATE: _____

ENDORSEMENT BY THE PLANNING BOARD DOES NOT CONSTITUTE CONFORMANCE TO
WESTPORT ZONING BYLAWS NOR ASSURE THAT ANY LOT CREATED HEREIN IS
BUILDABLE.



I CERTIFY THAT THIS SURVEY AND PLAN CONFORM TO ETHICAL, PROCEDURAL AND
TECHNICAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE COMMONWEALTH
OF MASSACHUSETTS.

I CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES
AND REGULATIONS OF THE REGISTERS OF DEEDS DATED JANUARY 1, 2018.

REGISTERED PROFESSIONAL LAND SURVEYOR

DATE

PLAN OF LAND		
AT:	533 HORSENECK ROAD	
	WESTPORT, MA	
FOR:	RICHARD FAMILY TRUST	
SOUTHCOST ENGINEERING		
P.O. BOX N 217 WESTPORT, MA 02790		
SCALE: AS NOTED	(508) 636-8815	DATE: 12/29/22
DESIGN: GN	DRAWN BY: GN	REV.
REV.		FIELD: VV, GN

Attachment A - Application Form

BUZZARDS BAY WATERSHED INFRASTRUCTURE AND CCMP SUPPORT GRANT PROGRAM FY23 ROUND 1 (PLEASE READ FIRST RFP SECTION 3. APPLICATION SUBMISSION INSTRUCTIONS)

PART I- Proposal Overview

Proposal title: _____

Proposal Category (check only one box):

- ☐ 1. Feasibility and design of stormwater facilities to treat discharges affecting surface waters.
- ☐ 2. Construction of stormwater facilities to treat discharges affecting surface waters.
- ☐ 3. Support for tasks to achieve MS4 compliance.
- ☐ 4. Feasibility studies and conceptual plans to enhance nitrogen removal from municipal wastewater treatment facilities using innovative or unconventional approaches.
- ☐ 5. Restoration of wetlands, habitat, and migratory fish passage.
- ☐ 6. Construction of a boat pump-out facility in a municipality or harbor where none exists.
- ☐ 7. Creation of online reporting systems for the tracking of operation, maintenance, and monitoring of innovative and alternative septic systems.
- ☐ 8. Projects that, through direct action, mitigate or restore coastal waters, coastal resources, freshwaters, or freshwater resources adversely affected by nutrient loading.
- ☐ 9. Land/Open Space/Habitat Preservation, Acquisition, or Protection.
- ☐ 10. Other activities in support of the Buzzards Bay Comprehensive Conservation and Management Plan. If you check Category 10, which action plan does this support? _____

[Note: Municipalities may submit any number of proposals and more than one application in each category, but a separate application form (Parts I-III) is required for each proposal. No single project award may exceed \$375,000, and a municipality may not receive more than \$400,000 cumulatively through this solicitation.]

Municipality to administer grant: _____

If applicable, other participating municipality (-ies): _____

Proposal contact: _____ Title: _____

Mailing Address: _____

Email _____ Phone: _____

Project manager (if different): _____ Title: _____

Mailing Address: _____

Email _____ Phone: _____

Location of Proposed Work (attach locus map if necessary):

Requested Funding & Leveraged Funds

a) Amount requested: _____ b) Potential Leveraged funds (optional): _____

Match is not required, but you may describe other funds, grants, gifts, or municipal in-kind services contributed to demonstrate support and viability of this project.

Environmental Justice and Disadvantaged Communities

The proposed work or facility serves or benefits state or federal mapped Environmental Justice or disadvantaged populations or a Title I school or proposed activity within 2000 feet of any of these areas. See Environmental Justice map and list of Title 1 schools in Attachment C and at buzzardsbay.org/our-program/funding/nep-ej-and-disadvantaged-target-areas/.

Within a designated EJ area or on a Title 1 school property: ☐ No ☐ Yes

Within 2000 feet of a designated EJ area or on a Title 1 school property: ☐ No ☐ Yes

Benefits dispersed or unmapped disadvantaged groups: ☐ No ☐ Yes

Please expand upon and describe the Environmental Justice and Disadvantaged Communities benefits in your project narrative in Part II of the application.

Build America, Buy America Law

Build America, Buy America provisions only apply to awards over \$250,000, and where more than 5% of the award is spent on iron, steel, manufactured products, and construction materials permanently incorporated into construction, maintenance, or repair projects. Under the law, construction materials exclude cement and cementitious materials, aggregates such as stone, sand, or gravel, or aggregate binding agents or additives.

Will the Build America, Buy America Law apply to this application? ☐ No ☐ Yes

If yes, will you comply with the law or submit a waiver? ☐ No ☐ Yes ☐ NA

Comments if any:

Disclosure of Complementary Funding Sources

This section must be accurately completed, or the proposal will be disqualified as non-responsive.

Will funding, in addition to that requested in this proposal, be required to complete this project (including funding from other granting agencies/organizations, municipal funding, private fundraising/donations, etc.)? ☐ No ☐ Yes

If yes, please list all expected, requested, and secured sources of funding, the amounts of such funding, and the expected availability of each funding source:

1. Source: _____ Amount: \$ _____
Date funding is expected to be available for project: _____
2. Source: _____ Amount: \$ _____
Date funding is expected to be available for project: _____
3. Source: _____ Amount: \$ _____
Date funding is expected to be available for project: _____
4. Source: _____ Amount: \$ _____
Date funding is expected to be available for project: _____

Please check the appropriate boxes below and provide any needed explanations.

☐ If we receive funding from the other sources, we will withdraw our request for funding from the NEP.

☐ Our request for funding is conditional upon receipt of additional funding from other sources. If we do not receive complimentary funding, our project will not be viable, and we will withdraw our funding request.

☐ Our request for funding from other sources is to cover tasks not proposed for funding by the NEP.

☐ Other:

Explanations, if any:

PART II- Proposal Detail

PART IIa- Stormwater Remediation and Land Project Details

For stormwater remediation design or construction projects only (Funding Categories 1 and 2):

Stormwater design or construction proposals in Category 1 must include information that the Board of Selectmen, town meeting, or public works director support or agree to the activity (see page 4 for types of supporting documentation needed).

For stormwater design projects, please answer the questions below. For projects in all other categories, please leave this section blank or delete it from your response.

The discharge is within or contributing to shellfish area closure, swimming beach closure, or DEP documented impairment (state Integrated List). ☐ Yes ☐ No ☐ NA

The site has water quality data collected through the Stormwater Collaborative, or the town has collected its own data (please attach all relevant data; absence of water quality data may result in disqualification). ☐ Yes ☐ No ☐ NA

For stormwater designs or construction, the town owns land for site remediation, or the town can obtain an easement where the stormwater treatment could be located. Leave blank if not applicable. ☐ Yes ☐ No ☐ NA

For stormwater designs, the town agrees to meet with the NEP during the development of early designs. Leave blank if not applicable. ☐ Yes ☐ No ☐ NA

For stormwater construction projects, attached to the application are any needed plans, soil logs, permits, and any other existing pertinent information needed for the review committee to assess the project. Leave blank if not applicable. ☐ Yes ☐ No ☐ NA

Is evidence attached that the Select Board or City Council supports the project? (See guidance as to what needs to be provided). ☐ Yes ☐ No ☐ NA

For land preservation, acquisition, or protection projects only (Funding Category 9):

For projects in Category 9, please complete the information below. For projects in all other categories, please leave this section blank or delete it from your response.

Land Protection Project Details:

Has a Purchase and Sales Agreement been signed? ☐ Yes ☐ No ☐ NA

What is the negotiated purchase price of the fee acquisition or CR? \$ _____

If price is not negotiated, please give your best estimate of purchase price: \$ _____

Please estimate the number of potentially buildable lots on the property: _____

Total Acreage of Project: _____ acres

Total Acres of wetland on the property: _____ acres

Linear feet of frontage on a water body, river, or stream: _____ feet

Portion of property within DEP Zone II _____ acres

Portion of the property that lies within MA Natural Heritage and Endangered Species Program designated areas:

BioMap2 Core Habitat: _____ acres

BioMap2 Critical Natural Landscape: _____ acres

Priority Habitats of Rare Species: _____ acres

Comments if any:

PART IIb-Project Narrative

You may use this form or submit your own project narrative with the headers below, along with a timeline and budget. If you need more room, write "see attached" and submit a separate document with these headings as needed. Attach any needed maps, photos, or plans as needed or specified in Section 3. Instructions for Application Submission.

Description of Environmental Impairment:

Proposed Work:

Expected Environmental Benefits of Proposed Work:

Climate Resilience:

Environmental Justice and Disadvantaged Communities:

Timeline (you may include specific actions, contracts, reports as needed):

Task	Start date	End date	Comments, responsible entity, etc.

Part III Budget and anticipated leveraged funds

A. Budget (Break down how you will spend the grant money budget by categories. Enter \$0 if category is not applicable. You may attach an alternate budget sheet if needed):

Personnel*: \$_____

Position, hours, rate: _____

* Funds should not be requested for positions already appropriated in the municipal budget. Municipal administration services should be included in the match section.

Contractual: *(breakdown below)* \$_____

\$_____ Explain: _____

\$_____ Explain: _____

\$_____ Explain: _____

(e.g., equipment rentals, hired private firms)

Supplies & Materials: *(breakdown below)* \$_____

\$_____ Explain: _____

\$_____ Explain: _____

\$_____ Explain: _____

(E.g., culvert pipe, fencing, equipment rentals, etc.)

Other: *(breakdown below)* \$_____

\$_____ Explain: _____

\$_____ Explain: _____

\$_____ Explain: _____

B. Leveraged Funds (optional): Match is not required. However, you may list any expected, requested, or secured sources of funding that may be used as leveraged funds to demonstrate local support and commitment to this proposal. Amounts listed below will be considered estimates. A final leveraged fund form must be completed and submitted to the NEP as a condition of the contract, irrespective of whether the municipality leveraged any additional funds, grants, gifts, or in-kind services (including from the municipality).

Cash: Source: _____ \$_____ (a)

In kind: _____ \$ _____ (b)

TOTAL Leveraged Funds (Cash + In kind): \$_____ (a+b)

Explanation of Sources of leveraged funds:

End of Application



TOWN OF WESTPORT
856 Main Road
Westport, Massachusetts 02790

Tel. (508) 636-1037
Fax (508) 636-1031

PLANNING BOARD

Subject: Planner's Report - January 24, 2023

- Route 6 Rezoning: Meeting with BSC Group
- Buzzards Bay National Estuary Program Grant
 - Ready to submit application for MS4 activities once financial forms are completed.
- MVP – Letter of Support
- 2023 Zoning Revisions: 2/7/2023 Public Hearing
- Finance Committee Meeting: 1/31/2023
- HPP Survey Comments – Submitted. Additional comments due 1/31/23
- SRPEDD Regional Transportation Plan

Sincerely,

Michael Burris
Town Planner, AICP



TOWN OF WESTPORT
Westport Town Hall
816 Main Road, Westport, MA 02790
Zoning Board of Appeals
Tel: 508-636-1003 or Fax 508-636-1147

RECEIVED

JAN 17 2023

**WESTPORT
PLANNING BOARD**

ABUTTER NOTIFICATION

TO: Abutter of 217-Z Tickle Road, Westport, MA

DATE: January 17, 2023

A public hearing will be held on Wednesday, February 22, 2023 at 6:30 p.m. in the Select Board's Meeting Room, 2nd floor, 816 Main Road, Westport, MA to hear the petition of JOHN FORAN, Applicant, and REBECCA COLLINS, Owner, for a finding that the demolition of current structure and new construction of a 2-story, single-family dwelling containing 2,108 square feet, shall not be substantially more detrimental than the existing non-conforming use to the neighborhood as mandated by Zoning Bylaw Article 5, Section 5.2.3. The subject property is located at 217-Z Tickle Road, Westport, MA and is shown on Assessor's Map 21A, Lots 35 and 45.

THIS HEARING WILL BE HELD IN PERSON.
IT IS RECOMMENDED THAT ANYONE ATTENDING THE HEARING
WEAR A FACE MASK/COVERING

TOWN OF WESTPORT PLANNING BOARD



MEETING MINUTES January 10, 2023

PLANNING BOARD MEETING

PRESENT: Chairman Jim Whitin called the meeting to order at 6:03 p.m. with Vice-Chair Robert Daylor and members John Bullard, Mark L. Schmid, and Town Planner, Assistant Town Planner Amy Messier in attendance.

ABSENT: Manuel Soares

Chair's Announcement – Under MGL Chapter 30A, section 20(f) – The meeting is being recorded.

Call to order 6:00 p.m.

1. Administrative Items

- a.** Maya Way Subdivision - Roadway incompleteness & surety

Ms. Messier stated that she had previously issued a letter to the developer advising them that Planning was holding their surety and that their project was not yet complete via certified mail in November 2022; however, that letter was returned. Ms. Messier sent out a second certified letter on February 24, 2023, extending the notice for an additional 45 days in order for the developer to reply to Planning. The Board took no action.

- b.** **Isidoro Court (21-002C)** – Closeout and release of Consultant Review balance plus interest.

Ms. Messier advised against closing the account at this time. Before releasing the accounts, she will review the file and confirm it with Town Council to ensure that the issue has been resolved. The Board took no action.

- c.** **Braybach Lane (18-005C)** – Closeout and release of Consultant Review balance plus interest.

Ms. Messier recommended releasing the Consultant Review inspection balance because the project conforms with the Subdivision Rules and Regulations.

Motion

Bullard moved to release the inspection fees of \$3,691.92 + interest for Braybach Lane for Map 85 Lot 12. Seconded by Daylor with all four members in favor.

- d. Coastal Healing, LLC (19-015SPA-MM) Sign Form O – Partial Release of Surety**
Ms. Messier stated that on December 13, 2022, the Board approved a partial release of \$25,000 to the applicant. The members signed the Form O.

e. 202 Pine Hill Road (19-012SP-LID-S) Endorse 1-year extension

Ms. Messier reminded the Board the one-year extension was approved to November 19, 2023, on December 13, 2022. The extension was endorsed by the members.

f. Westport Route 88 Solar 1, LLC (18-011SP-SPA-LID-S)

Jim Weil of Infiniti Energy was present on behalf of the applicant. The applicant is requesting a one-year extension due to delays in supply chain issues due to COVID. He mentioned they are in final stages within the next couple of months and once finalized construction will commence in early spring.

Whitin asked Weil to briefly describe the solar project. Weil stated that it is roughly 4 Megawatts and is located on a 42-acre parcel.

Whitin mentioned that as a condition of the extension, the applicant must present the Planning Department with a \$50,000 surety check up front so that the department can ensure proper vegetation growth after the Certificate of Occupancy is granted. Whitin mentioned an as-built topographic survey and a confirmation report are needed prior to the installation of the solar panels to be sent to the Peer Reviewer and the Planning Department. The applicant agreed to provide the surety and as-built survey.

Ms. Messier recommended the one-year extension be granted.

Motion

Bullard moved to grant a 1-year extension to Westport Route 88 Solar 1, LLC for the Special Permit – Solar until November 6, 2023, and Notice of Decision dated November 6, 2019, was recorded in the Bristol County Registry of Deeds Book 13062, Page 52 on a condition that a \$50,000 surety for the vegetation and provide a Site As-Built topographic survey of the site and a confirmation report that as a result of the work, no revisions are needed to the drainage design. Seconded by Daylor as amended with all four members in favor.

- g.** Request additional \$20k in ARPA funds for Route 6 Zoning study from Select Board
Burris mentioned he drafted a letter to the BOS to request the funds

Motion

Bullard moved to authorize the Chair to send a letter to the Selectboard requesting that \$20,000 be appropriated from the ARPA funds for the BSC Group for the Route 6 rezoning. Seconded by Daylor with all four members in favor.

- h. Approval Not Required (ANR) 34 Old Harbor Road (22-006A) Request by the applicant for endorsement of a Plan of Land showing four (4) Parcels of land located at 34 Old Harbor Road, Map 85 Lot 44.**

Brendan Sullivan with Merrill Associates was present on behalf of the applicant. He described the land transfer swap between the Town of Westport and the applicant.

Ms. Messier stated that the Town Administrator, Jim Hartnett, signed the final agreement and supports the Planning Board's approval of the ANR. Ms. Messier went on to explain that Hartnett and Jeff Bull, from the Landing Commission, visited the site and are confident that all the delineations are accurate.

Motion

Bullard moved to approve the endorsement of the plan entitled “Plan of Land 34 Old Harbor Road Westport, MA” Map 35 Parcel 44 because the plan complies with the provisions of MGL CH. 41 Section 81P. Seconded by Daylor with all four members in favor.

i. FY24 budget

Burris noted that the Town Administrator had accepted and approved the proposed budget in its entirety.

Whitin mentioned he will be discussing the Planning Department’s requested budget with the Finance Committee at their next meeting.

Motion

Bullard moved to recommend the 2024 budget for the Planning Department with the Finance Committee at their upcoming meeting. Daylor seconded the motion with all four members in favor.

j. Community One-Stop Expression of Interest

Burris mentioned he spoke with Jim Hartnett, the Town Administrator, and stated that he would be putting together an Expression of Interest (EOI) through the Small Town One Stop program to resume the 7-year-old dialogue about installing sidewalks to Main Road. Burris stated that the town may have three expressions of interest: 1) Main Road sidewalks, 2) Route 6 Mass Works project, which Roger Fernandes, Project Manager for Route 6, will be preparing, and 3) underutilized sites such as the old high school. Burris concluded that the project locus will be from the Westport Village Commons to Ten Cousins restaurant.

Schmid stated that the Long-Term Building Committee intends to conduct a more in-depth study to save the old high school to either adapt or reuse.

Whitin asked if this funding could be used to install underground wires at East Beach. Burris responded no, since it is more for community economic development projects. Whitin asked if it could be used for the community septic for The Let. Burris will follow up.

2. Assistant/Planners report

Assistant Planner’s report

Ms. Messier provided an update on the ongoing projects, as stated below

Maya Way:

The letter was sent via certified mail to the developer on 11/10/22 (copy of letter attached) with a 45-day deadline for a response (12/25/22). Certified mail was returned to Planning Office due to expiration of time to forward. A new address was provided, and the same letter as today's date was sent out via certified mail (letter attached). The new 45-day deadline for developers' response is 2/24/23.

34 Old Harbor Rd. ANR:

The applicant and the Town have settled litigation for this land. Jim Hartnett and Jeff Bull (Landing Commission) have walked the site and have determined that the ANR presented to the Planning Board is accurate. The final settlement for this matter has been signed by Jim Hartnett as of this morning, and Jim Hartnett, and Ms. Messier recommend that the Planning Board vote to endorse the ANR plan as is.

Housing Production Plan:

- Kick-off meeting held on 1/4/23 with SRPEDD and the Housing Office Clerk
- Next steps:
 1. SRPEDD to send out a Westport Housing Survey to residents to gather data on housing preferences and experiences.
 2. Schedule a meeting within the next month or so to go over the data gathered from the Westport Housing Survey and in turn, SRPEDD will make recommendations to Westport based on that data.
- Deadline for completed HPP update is 12/30/23

DLTA Funding (SRPEDD):

District Local Technical Assistance funding program should be opening soon, Ms. Messier will submit an application for funding for the ongoing update to the town's Housing Production Plan. The estimated amount of updating the HPP is beyond the grant we were awarded in 2022 (\$7,500), so 2023 funding is expected to be used towards this project, as well as \$3,500 from the Affordable Housing Trust Fund.

Harbor Water Study:

Most recent meeting held on 12/16/22, Frank Getchell of Weston & Sampson went over his findings and recommendations from his most recent memorandum dated 11/11/22. Findings and recommendations included the following;

- Provided minimum groundwater supply yields for the three private water systems (Acoaxet; Pond Meadow; Westport Harbor Water Assoc.).
- located and ranked areas within town that would be the best/least suitable for a water supply and recommends that the most favorable locations be assessed in a geologically/Geo physically focused manner before finalizing site selections and implementing any drilling activities.
- Preliminary observations made during the site reconnoiters will be discussed with the Town to review and update the well site prioritization before proceeding with subsequent site-specific assessments.
- Once hydrogeologic reconnoiter & ground-truthing be completed and discussed with the Town, Weston & Sampson recommends the completion of unobtrusive subsurface exploration at 2-3 of the most potentially favorable sites using geographical survey techniques.
- The results of the previously complete work, site reconnoiters, and geophysical surveys will be discussed with the Town to finalize site prioritization for future well installation consideration
- Once the town has determined the location of the future Town supply well, it can decide on a path forward including a schedule for its subsequent installation and testing. Weston & Sampson will assist the Town with the selection of the drilling contractor needed to install the well and set up the necessary testing efforts. Installation and testing should be completed under the coordination, direction, and observation of the Weston & Sampson hydrogeologist involved with the site selection and prioritization process.
- Cost estimates associated with the above recommendations were provided.
- Town will need to have the proposed well site surveyed prior to drilling to confirm its location relative to property boundaries and the anticipated zone radius.
- Additional costs / applications would include;
 - o pre-app meeting with DEP

- o wetlands delineation
- o MEPA review
- o towns Con. Comm. Approval
- o WS-15 application (required as part of the final approval by DEP) of the well as a groundwater source of supply by the Town.
- o A second well for backup and/or supplemental supply, along with pumping equipment and related infrastructure.

Estimated costs for the above items cannot be reliably developed until an actual site is selected and proven

Planner's report

Burris discussed his Planner's report.

- John Bullard: Planning Board term expiration
- Route 6 Sewer Project Manager
 - o Preliminary meeting with Roger Fernandes of Fern Corp.
- Route 6 rezoning project
- Buzzards Bay National Estuary Program Grants
 - o Met with Buzzards Bay Coalition to coordinate application for a community wastewater system at The Let.
- MVP Expression of Interest
 - o The Outreach and Engagement Subcommittee from the Climate Resilience Committee is drafting an expression of interest to request funds for a climate ambassador position.
- 2023 zoning revisions
 - o Sent to Board of Selectmen for consideration on January 9

3. Minutes

November 29, 2022

December 13, 2022

Motion

Bullard moved to approve the November 29, 2022; minutes as written. Seconded by Daylor with all four members in favor.

Motion

Bullard moved to approve the December 13, 2022, minutes with the correction to include the vote “with vote of the four members in favor.” Seconded by Daylor. With a Roll Call vote, Daylor - aye Whitin - Aye, Bullard - aye. Schmid abstained.

4. Short/Long-term Planning Discussions

Bullard, who is also Chairman of the Climate Resilience Committee (CRC), noted that the CRC might wish to apply for the Vulnerability Grant for Outreach for The Let and East Beach and requested a letter of support from the Planning Board members.

Motion

Whitin moved to support the CRC's application for MVP for Outreach. Seconded by Daylor with all four members in favor.

Member Schmid, who is also a member of the Long-Term Building Committee, asked if the Planning Board would support the One-Stop Grant adaptive reuse plan for the old high school.

Motion

Schmid moved to pursue the adaptive reuse of the old high school for the One-Stop Grant for the under-utilized properties program. Seconded by Bullard with all four members in favor.

ADJOURNMENT

The Board unanimously moved to adjourn at 7:19 p.m.

Respectfully submitted,



Nadine Castro, Assistant Town Planner II

NOTE: *Agenda is subject to change*

NEXT MEETINGS:

PLANNING BOARD: October 4, 2022 @ 6:00 P.M.

WORK SESSION: ?