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3 Committee: Planning Board
4 Date: November 23, 2020.
5 Time: 7:00 pm.
6 Location: Virtual Meeting via Zoom
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9 Members present: Harry LaCortiglia, Bruce Fried, George Comiskey, Joanne Laut.
10 Staff present: Town Planner, John Cashell; Admin Assistant, Andrea Thibault.
11 Member absent: Bob Watts.
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14 Minutes transcribed by A. Thibault. Note: Video recordings of all Georgetown Planning Board
15 meetings may be found at www.georgetownma.gov and by choosing the Community TV option.
16

17 The Meeting was called to order at 7:00 by Harry LaCortiglia.
18

19
20 **Minutes:**

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22 B. Fried: Motion to approved the meeting minutes for November 10, with corrections.
23 G. Comiskey: Second.
24 Motion carries 4-0; via roll call vote. 1 absent.
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27 **Vouchers:**

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29 H. LaCortiglia: Is there a motion to approve the H.L. Graham Associates voucher for Technical
30 Review for Pingree Road \$1,300.00; Little's Hill \$1,005.00 494 North Street \$780.00; G. Mello
31 \$990.00.

32 B. Fried: So moved.
33 G. Comiskey: Second.
34 Motion carries 4-0; via roll call vote. 1 absent.
35

36 B. Fried: Motion to approve the voucher for Staples office supplies for \$18.38.
37 G. Comiskey: Second.
38 Motion carries 4-0; via roll call vote. 1 absent.
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42 **Correspondence:**

43
44 H. LaCortiglia: Planning Board agrees to consider the correspondence as read.
45

46 **ANR:** G. Mello Disposal Corp. – Carleton Drive – Map 15, Lot 46.
47

48 J. Cashell: It should be clearly stated what an ANR plan is. The Planning Board has 21 days from the
49 date of submission and no provision for an extension. This plan has to be acted upon and posted
50 with the Town Clerk. The submission date was November 12.

51
52 H. LaCortiglia: This is one of the few instances where the public is not notified.
53

54 J. Laut: I move to endorse the ANR Plan entitled: Plan of Land located in Georgetown, MA,
55 prepared for East-West Realty Trust & East-West Mirra Realty LLC, , prepared by The Morin-
56 Cameron Group, Inc. 25 Kenoza Ave., Haverhill, MA 01830, dated 30 October 2020 (no
57 revision date), consisting of Sheet 1 of 1 and Notes 1 – 5, and execute Form B, and for both
58 the Plan and Form B to be recorded at the Southern Essex County Registry of Deeds.

59 B. Fried: Second.

60 Motion carries 4-0; via roll call vote. 1 absent.
61
62
63

64 **Site Plan:** G. Mello Disposal Corp. – Carleton Drive – Map 15, Lot 46 – Site Plan Application for
65 Proposed Transfer Station – Deliberation on the evidence previously received and consideration of
66 further action, if any. Votes may be taken, including final action on the application as a whole. Note:
67 this meeting is being held to comply with the time standards established by Section 17 of Chapter 53 of
68 the Acts of 2020, as recently amended by Chapter 201 of the Acts of 2020.
69

70 H. LaCortiglia: In March, an Executive Order was issued by the Governor. It is Chapter 53 of Acts of
71 2020 saying that we could not hold meetings/hearings in person. This Executive Order postponed until
72 45 days after the Executive Order lifts, any scheduling and notice of meetings/hearings. Earlier this
73 month, we were notified by the Administration that December 1 is now the deadline, not 45 days after
74 the Order is lifted as was previously the law. Given the late announcement of the December 1 deadline,
75 we didn't have enough time to provide proper notice to residents for the continuation of this hearing.
76 We asked G. Mello to agree to an extension to January 13, and now we can move forward with the
77 hearing process. Tonight, we will simply be voting to continue the hearing until January 13. No
78 applicant, Planning Board, or resident comments will be taken.
79

80 Nancy McCann (attorney for the applicant): The new change in the COVID-19 regulations that were
81 put in place last March took away the 45 days to start up the hearing process. It was a huge surprise to
82 everyone that now we must meet the December 1 deadline. It seemed like January 13 date made the
83 most sense. We are granting the Board an extension to reopen the hearing and start the process going
84 again on January 13. Town Council also asked that we grant 14 days additionally, past the January 13
85 date, so our extension request is through January 27.
86

87 We are requesting a Zoom meeting so that we are sure to be able to have a meeting. We would like to
88 start where we left off with the traffic presentation.
89

90 J. Laut: Motion to accept the extension of time for G Mello to January 27, 2021. And to accept
91 the Form H.

92 B. Fried: Second.

93 Motion carries 3-0; via roll call vote. 1 absent, 1 abstain G. Comiskey.

94
95 J. Cashell: Where we left off in March was with the review of the traffic data and traffic study. Since
96 that time, our town engineer has been reviewing it and he will present his findings.
97
98 H. LaCortiglia: Please post a continuation of the Mello Site Plan review for January 13, 2021 at 7pm.
99 We will be conducting this as a webinar. The link on the Public Notice will bring you to a link to
100 register. You must register prior to receiving the access link to the hearing. You will receive the access
101 link to the hearing once you are registered.
102
103 J. Cashell: The Public Hearing notice will be posted in the newspaper and on the town website 14 days
104 prior to the hearing, as well as U.S. Post mailed abuttor notices to those within 300 feet of the
105 proposed site.
106
107 The intent of the Board's discussion this evening was to address the law signed by the Governor
108 creating a tight timeframe with a December 1 deadline. The administration announcement left us with
109 less than 2 weeks for public hearing notice and during a major holiday as well, but this is where we are
110 at. The whole idea of tonight is to inform the public that we are beginning the process to commence
111 the Mello Site Plan. We want to conduct the hearing in such a way that it is not lacking in any way. It
112 will also be posted on the Town Facebook page.
113
114 B. Fried: Motion to reopen the public hearing for the G. Mello Site Plan on January 13, 2021.
115 J. Laut: Second.
116 Motion carries 3-0; via roll call vote. 1 absent. 1 abstain G. Comiskey.
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119 **Member or Public Concern:**
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121 G. Comiskey: During the rainstorm, I noticed lots of sheeting going into the parking lot at the CVS
122 project. I read the Notice of Decision, and there should have been mitigation measures. The site
123 engineer should be doing weekly inspections.
124
125 *{Planning Board and Town Planner discuss ongoing work with the Building Inspector; coverage of sand piles; sediment;*
126 *clean out of catch basin; contacting the Site Inspection Engineer and Highway Department.}*
127
128 Planning Board and Town Planner agree to contact the Site Engineer and Highway Department for
129 immediate resolution.
130
131 Motion to adjourn: B. Fried.
132 Second: J. Laut.
133 Motion carries 4-0; via roll call vote.
134
135 The meeting was adjourned at 7:53pm.