

**Salisbury Planning
Board Meeting
Minutes**

Date: Wednesday, April 8, 2020

Place: Remotely via Zoom

Time: 7:00 p.m.

PB Members Present: Chairperson, Don Egan (DE), Vice Chairperson, John “Marty” Doggett (JMD) , Clerk, Gil Medeiros (GM) , Louis Masiello (LM) and Deborah Ryder (DR) and Alternate Member John Schillizzi.

PB Members Absent: None.

Also Present: Director of Planning Lisa Pearson (LP) and Planning Board Secretary Sue Johnson (SJ).

DE brought the meeting to order at 7:00 p.m. remotely via zoom. Announced, per open meeting law, that the meeting was being recorded.

1. New Business – 7:00 pm

- a. Signing of plans and permits – nothing to be signed**
- b. Minor site plan review: 12 Folly Mill Road (Lot # 48) (Assessor’s map # 12, Lot # 48) – Request made by Folly Mill Twelve, LLC.**

JMD stated that he walked the site on 4/18/20 with **LP**, Kevin Karpenko (**KK**) and presented to the Board an overview of their visit. Attorney Lisa Mead (**ALM**) stated that Thad Berry (**TB**) is the engineer for this project. **ALM** gave a quick overview of the project and asked **TB** to address their response to the Town Engineer’s comments. **TB** stated that they have updated the plan to show the construction entrance on Folly Mill Road. **TB** stated that they also added a temporary sedimentation pond at the end of where they are doing grading until the site is stabilized. **TB** stated that they will need to bring in more loam and that prior to purchasing the loam **KK** would provide information on where loam would be purchased and quantity that would be purchased. **TB** stated that all delivery receipts would be kept and provided to the Board. **TB** stated that prior to construction they will have the surveyor stake out the needed control for **KK** to grade the site properly. **LP** asked how much fill would need to be brought in. **TB** replied that they have not calculated the amount of loam that will be needed. **LP** stated that Town will need to know that to determine if an additional permit will be required to meet the earth filling bylaws. **ALM** stated that revised plans were submitted to the Board on Monday. **DE** asked if the Town Engineer (**TE**) has

had a chance to review. **LP** replied that he has not. **ALM** stated that they had replied to the **TE**'s comments and updated the plans to reflect the revisions that the **TE** requested. Susan Fish (**SF**), 8 Folly Mill Road, who is overseeing the project. **ALM** replied that the engineer, **TB**, and the owner **KK** are overseeing the project.

LM motioned to approve the minor site plan for 12 Folly Mill Road with the condition that the new plans address the **TE**'s previous comments and that the applicant address any further comments the **TE** may have.

DR seconded.

Vote: DR-Yes, JMD-Yes, LM-Yes, GM-Yes, and DE-Yes.

- c. **Modification of definitive subdivision plan**—8 Bartlett (Assessor's Map 17, Lot 105) and 10 Bartlett Street (Assessor's Map 17 Lot 212)—Request made by David Elgart

The applicant did not appear for the meeting. **LP** stated that she would reach out to them to see if they will be ready for the next meeting on 4/22/20.

- d. **Request for Certificate of Completion** —106 Elm Street (Assessor Map 17 Lot 24)—Request made by Christopher Deluca

The applicant requested a continuance until 4/22/20 at 7:00pm

2. Public Hearings—7:10 pm

- a. **Major site plan filing** – 195 (Assessor Map 9, Lot 67) & 201 (Assessor Map 9, Lot 46) Elm Street – Request by Arakelian Family, LLC.

Bruce Arakelian requested a continuance until 4/22/20 at 7:10pm

JMD motioned to continue the public hearing until 4/22/20 at 7:10pm.

DR seconded.

Vote: DR-Yes, JMD-Yes, LM-Yes, GM-Yes, and DE-Yes.

- b. **Cont. special permit and major site plan review** – 238 Lafayette Road (Assessor Map 23, Lot 17) Request made by Ganesh Wellness, LLC.

The applicant requested a continuance until 4/22/20 at 7:10pm

DR motioned to continue the public hearing until 4/22/20 at 7:10pm.

JMD seconded.

Vote: DR-Yes, JMD-Yes, LM-Yes, GM-Yes, and DE-Yes.

- c. **Cont.** minor site plan review – 139 Elm Street (Assessor Map 9, Lot 18) – Request made by Li Realty Trust

The applicant requested a continuance until 4/22/20 at 7:10pm

LM motioned to continue the public hearing until 4/22/20 at 7:10pm.

DR seconded.

Vote: DR-Yes, JMD-Yes, LM-Yes, GM-Yes, and DE-Yes.

3. **Other Business** - None

4. **Correspondence** - None

5. **Executive Session** - None

6. **Adjournment** – 7:40pm

GM motioned to adjourn,

JMD seconded.

Vote: DR-Yes, JMD-Yes, LM-Yes, GM-Yes, and DE-Yes.

*** Documents provided at the meeting are on file in the Planning Office**

Minutes approved by:

Date:

10/21/21