

# MILLVILLE PLANNING BOARD MEETING MINUTES

Millville Town Hall  
290 Main Street

April 9, 2018

 APPROVED  
June 11, 2018

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Board Members Present: Chairman John Hadley, Vice Chairman Richard Hurteau and Michelle DuMond.

Also present was Eli Goldman, Planning Assistant from Central Massachusetts Regional Planning Committee.

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## Re-Organization of Board

Mr. Hadley acknowledged that this was the first meeting after the election, then

**On a motion made by John Hadley, and seconded by Michelle DuMond, the Board voted 3/0 (Hadley, Hurteau and DuMond in favor) to elect Richard Hurteau as Chair.**

**On a motion made by Richard Hurteau and seconded by Michelle DuMond, the Board voted 3/0 (Hadley, Hurteau and DuMond in favor) to elect John Hadley as Vice Chair.**

**On a motion made by Richard Hurteau and seconded by John Hadley, the Board voted 3/0 (Hadley, Hurteau and DuMond in favor) to have Michelle DuMond remain as the Planning Boards representative to the Earth Removal Board.**

**The Planning Board voted to postpone naming a representative to the Central Massachusetts Regional Planning Commission until a full board was present. Ms. DuMond noted that William Coupe will require a new name plate as the newly elected Planning Board member.**

## Minutes

**On a motion made by Richard Hurteau and seconded by John Hadley, the Board voted 3/0 (Hadley, Hurteau and DuMond in favor) to accept the meeting minutes of January 8, 2018 as revised**

**On a motion made by John Hadley and seconded by Michelle DuMond, the Board voted 3/0 (Hadley, Hurteau and DuMond in favor) to accept the meeting minutes of February 12, 2018 as revised**

**On a motion made by Richard Hurteau and seconded by John Hadley, the Board voted 3/0 (Hadley, Hurteau and DuMond in favor) to accept the meeting minutes of March 12, 2018.**

**Acceptance of the meeting minutes of February 26, 2018 was postponed until there are enough Planning Board members to review them.**

**Completion of the Worcester Registry of Deeds form was postponed until all Planning Board members were present.**

### **Correspondence**

The correspondence consisted of a Worcester Registry of Deeds form; a letter from Mass DEP regarding Chapter 91 General License Certifications; notice that the Town of Mendon is holding a public hearing on amending the Town bylaw to add a Marijuana Establishments bylaw; notice from the Town of Uxbridge that they will hold a public hearing on April 11 for a Special Permit Application/Solar for Mr. Richard Hurteau; and notice that the Town of Uxbridge will be holding a Public Hearing on April 25 on expanding their historic district

**On a motion made by Michelle DuMond and seconded by John Hadley, the Board voted 3/0 (Hadley, Hurteau and DuMond in favor) that any project abutting Millville that all Planning Board members have access to all correspondence.**

### **Public Forum**

Millville Estates. Michael Staples, a resident, asked if there had been any reports of drilling on Thayer Street. Mr. Hurteau suggested consulting the Millville website, contacting the Highway Supervisor or the Fire Department and ask for a report if there is one. It was asked if the Planning Board could request the developer to “hydro frack” rather than drill as he was concerned with foundation cracks for those homes closest to the road. Mr. Hadley stated that he would check with the Fire department and follow up; bringing back a report for the next meeting. Mr. Hurteau suggested contacting other Boards. Mr. Staples stated that he was concerned that there were more houses being built than approved to which Mr. Hurteau suggested that he contact Hillary Carney, Town Planner, as to the status of the project and the work on Thayer Street.

Ms. DuMond asked who was responsible for damage done to foundations to which Mr. Hurteau stated that it was the responsibility of the company doing the work.

### **Master Plan Discussion**

Mr. Goldman gave a general overview of the Master Plan and its progress.

### **Draft Marijuana Bylaw Discussion**

Ms. DuMond stated that she was concerned with the demand for water and its effect on leaching fields in Town for any marijuana cultivators to which Mr. Goldman directed to page 7 of the bylaws where that is addressed, and proposed usage should be reviewed during Planning Board review. Mr. Goldman then requested everyone come to the public hearing for the marijuana bylaw well informed.

### **Zoning Changes**

Ms. DuMond stated that the Earth Removal overlaps with the Planning Board zoning regulations, suggesting there be a combined meeting of the Earth Removal and Planning Boards. Mr. Hurteau asked where they overlap to which Ms. DuMond had no real answer but would like communication between the two Boards. Mr. Hadley explained that earth removal from the Planning Board perspective is related to development, the Earth Removal Board has more to do with larger scale projects. Mr. Hurteau suggested that there be a clause that is earth removal in a development exceeded a specific amount that would trigger a joint meeting. He then suggested that Ms. DuMond suggest that the Earth Removal Board look at nearby towns and how they handle it.

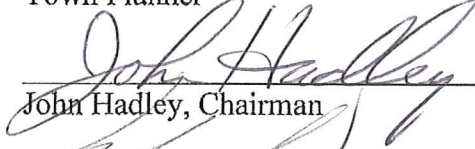
### **Planner's Update**


Mr. Goldman gave an update on the Open Space Recreational Plan town-wide forum on April 12, 2018.

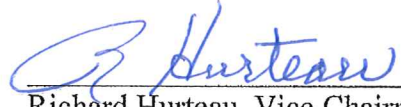
**Mr. Hadley made a motion to adjourn the meeting which was seconded by Ms. DuMond. The Board voted unanimously to adjourn the meeting at 8:36 PM.**

Respectfully Submitted,

Hillary Young Carney  
Town Planner

  
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John Hadley, Chairman

  
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Michelle DuMond

  
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Richard Hurteau, Vice Chairman