

**WARREN PLANNING BOARD
MINUTES OF November 18, 2019**

PRESENT: Mr. Derick Veliz Chairmen; Mr. David Dufresne Vice-Chairman; Mrs. Susan Libby; Mr. Gary Norton; Mrs. Drue King

Absent: All Present

ATTENDEE: See List

Meeting was called to order at 7:20 PM

Subdivision Form C, Definitive Plan- Szczepanik Real Estate Holding, LLC- Brimfield Road.

The Plans were approved at the last Planning Board Meeting on October 28, 2019.

The Board had asked the Applicant to remove the Road on the Plan and the Board would then approve the Plan. The Road was removed on the Mylar. The Applicant did not have the paper copies to sign. The Applicant mailed the Board the copies and the Board signed them at tonight's meeting.

Subdivision Form C, Definitive Plan- Syncarpha Capital, LLC- Little Rest Road.

The Board received a letter from Town Counsel from Syncarpha (Richard Turnure) that the Board failed to take final action with respect to the Definitive Plan within the 90 days M.G.L.c. 41 section 81U. The Board acknowledged the Letter from Syncarpha. The Plan has been constructively approved by the failure to take action.

ANR- Cronin Road- Scott Young- re-scheduled to December 16, 2019 @ 7:15

Letter from the Board of Selectmen.

Mr. Veliz read the letter to the Board and Residents attending the meeting. The letter was to inform the Board that they will no longer have access to legal without a full written explanation outlining the subject matter. The Selectmen feel that the majority of the expenses incurred could have been prevented by following the recommendations of Town Counsel.

KP Law will continue to represent the Town with regards to Syncarpha Capital, LLC and ZPT Energy, LLC.

The residents wanted to know why the Selectmen were not at tonight's meeting since they have been attending the less few months along with Town Counsel. The Board cannot answer for the Selectmen and suggested they attend their meetings.

The Board Signed the Performance Agreement for ZPT for the Coy Hill Project.

Discussion on Borrego- seeking a field change.

Borrego would like to move the fence around the basins. The Board wanted the basins inside the fence to keep off road vehicle away from the basins and berms. The Board talked back and forth with Conservation (who were attending the meeting in the audience) and both Board decided to do a site visit to see firsthand what change Borrego wants to make.

Members from Planning and Conservation will Meet Saturday November 23, 2019 @ 9:00am to walk the site.

Comments and Concerns

An Abutter has concerns with the Battery Storage Boxes on the Sites. What will happen to their Farm and their 300 Cows if a fire was to happen with the Batteries. The Fire Dept will do its best to protect their properties.

The Board will look into the matter of the Battery boxes to see if it's possible to deny the Boxes.

Payroll/Bills/Budget

Motion to approve and sign payroll in the amount of \$299.54 & \$246.68 x 2 made by Mrs. Libby: second Mrs. King- 5 yes votes.

Motion to approve and sign invoice for Katy Czub (petty cash) in the amount of \$48.25 made by Mrs. Libby: second Mrs. King- 5 yes votes.

Motion to approve and sign invoice for Graves (ASD Coy Hill) in the amount of \$ 1,622.80 made by Mrs. Libby second Mr. Norton – 5 yes votes.

Minutes

Motion to approve and sign minutes from October 28, 2019 made by Mrs. Libby: second Mrs. King- 5 yes votes.

Executive Session pursuant to G.L. 30A, Section 21(a)(7) to comply with the Open Meeting Law, G.L.c. 30A, Section 22 (f) to review and potentially approve Executive Session meeting minutes from October 28, 2019.

Motion was made to enter into Executive Session during open session and will not enter back in open Session made by Mrs. Libby: second Mr. Veliz- Roll Call Vote- Mrs. Libby yes- Mr. Veliz yes- Mr. Dufresne yes- Mr. Norton yes- Mrs. King yes @ 8:45pm

Motion to approve and sign Executive Minutes from October 28, 2019 made by Mrs. Libby: second Mr. Dufresne- Roll Call Vote- Mrs. Libby yes- Mr. Veliz yes- Mr. Dufresne yes- Mr. Norton yes- Mrs. King yes

Re-Schedule Public Hearing for Sunpin Solar Development, LLC (applicants request) to December 16, 2019 @ 7:15.

Next Meeting Date: December 16, 2019 @ 7:15pm

Respectfully submitted,

Kathleen M Czub
Secretary

12/16/2019
Date Approved