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TOWN OF WARREN

PLANNING BOARD

WARREN, MASSACHUSETTS 01083

WARREN PLANNING BOARD MINUTES OF September 14, 2020

PRESENT: Mr. Derick Veliz Chairmen: Mr. David Dufresne-Vice Chair Mrs.; Mrs. Drue King; Edward Londergan; Richard Eichacker

Absent: All Present

ATTENDEE: See List

Meeting was called to order at 7:15PM in the Gymnasium of the Shepard Building.

The Pledge of Allegiance

ANR-Richard Cook (Chris & Becky Jones Owner)- Reed Street.

Plan depicts one lot (Map 9 Lot 23) create a 3-acre lot from the 27-acre parcel, leaving 700' of remaining frontage and 24 acres. Property is at the corner of Reed and South Street.

With no question from the Board the motion was made.

Motion to accept the ANR as is made by Mr. Dufresne: second Mr. Londergan-5 Yes Votes.

Public Hearing on Special Permit No. 296 & Site Plan No. 63 for Copart of Connecticut, Inc under Section 3.24.4 of the Town of Warren By-Laws. The Applicant is requesting to operate a Junkyard/Automobile Graveyard which includes the storage of Junk/Scrap Vehicle and Parts. The Properties are located at 600 Old West Warren Road also known as Assessors Map 15 Lots 52 & 54 & Map 16 Lot 7 which are in the Village & Residential District. **A copy of the application may be inspected in the Office of the Planning Board or Town Clerks Office during normal business hours.**

Abutters notification and publication was done in accordance with the provision of Chapter 40A, 11 of the Massachusetts General Laws

Representatives: David Berson, Attorney with Bacon Wilson, P.C.- Keith Terry Engineer with Sherman & Frydryk, & Patrick Serre with Copart.

Documents Submitted

- Zoning Review (R19-10) Special Permit and Site Plan Application (stamped July 16,2020)
- Copart Business Process.
- Quitclaim Deed (Fijol to Copart).

Copart is an Auto Auction not a Junkyard. Vehicle are auctioned in whole. This is a 21 acres lot; 15 acres of the lot will be a gravel parking lot for the storage of vehicles. The parking lot will have a deep lay of gravel then stone.

Copart has 7,500 thousand members. Auctions are held on Wednesday. At peak times, an average of 500 vehicle would be auctioned due to Covid averaged is now 200 vehicles. Vehicle sit for 50-70 days.

Vehicle will be delivered to Copart once the Insurance totals the vehicle (within 24 hours). The vehicle will be assessed and inventoried and put in the short-term holding lot (2-3 days). Once the vehicle Title is transferred (15 to 60 days), Vehicles will be Auctioned Online, and Winner will pick up vehicle (10-day process).

Question

Mr. Eichacker what are the Soils? C Soil

Mr. Londergan how many Vehicle on site? 1.500 Vehicle and 300 Campers

Mr. Dufresne are the fluids removed? No, Copart does not remove fluids. Accident Vehicle have the fluids removed at a Body Shop before being towed to Copart's. Mr. Dufresne would like the fluids to be removed on all Vehicle before being towed to the lot. Mr. Fijol responded with the buyers want to start the vehicles and move them forward and backwards before they bid on a vehicle. Copart will put oil pads and place basins under Vehicles that are leaking.

Concerns

Mr. Dufresne sat on the side of the Road and watched the Tow Truck Drivers and was almost hit.

Tow Truck Drivers speeding: Road is narrow and hilly, Resident and children riding bike, walking, and walking of pets.
Parts falling off the Trucks: Could cause injury or deaths.

Mr. Dufresne would like all loose parts to be put inside of the vehicles.

Drivers having trouble finding Copart's entrance: Maybe having more signs, changing the address since the Entrance has been moved confusing the Tow Truck Drivers. Have a Traffic Study, flashing signs, Police patrolling the area, moving the gate further up the driveway so the Truck can get off the Road, add mirror to driveway for safer entering and exiting from driveway.

Water runoff/ Abutters wells/Fluids in rainwater flowing from Copart across the street into driveways.

After much discussion decision was made to visit the site scheduled for Saturday September 19, 2020 @ 9:00

Motion to continues the Public Hearing to October 5, 2020 @ 7:15pm made by Mr. Dufresne: second Mr. Eichacker- 5 Yes Votes.

Payroll/Bills/Budget

Motion to approve and sign payroll in the amount of \$ 293.12 & \$256.48 x 2 made by: Mr. Dufresne second Mrs. King - 5 yes votes.

Motion to approve and sign invoice for Turley (#296) in the amount of \$195.93 made by Mr. Eichacker: second Mr. Londergan - 5 yes votes.

Motion to approve and sign invoice for Beals & Thomas (#295) in the amount of \$2,130.60 made by Mr. Eichacker: second Mr. Londergan- 5 yes votes.

Minutes

Motion to approve and sign minutes from August 10, 2020 made by Mr. Eichacker: second Mrs. King -5 yes votes.

Next Meeting Date: September 28th @ 7:15pm

Other Business

None

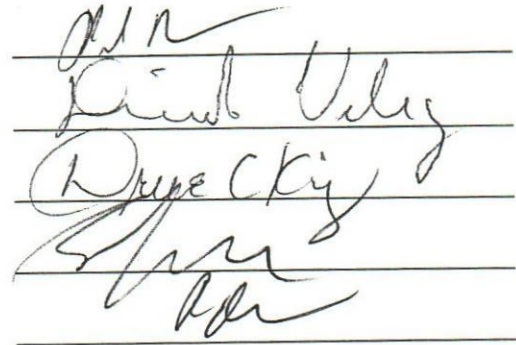
Motion made to enter Executive Session made in open Session and will not enter back into open session made by Mr. Eichacker: second Mr. Dufresne: Roll Call Vote- Mr. Dufresne-Yes; Mr. Veliz- Yes; Mrs. King- Yes; Mr. Londergan- Yes; Mr. Eichacker- Yes. 5 Yes Votes.

Respectfully submitted,

Kathleen M Czub
Secretary

Date Approved

Members of the Board Signatures

The image shows five handwritten signatures on a set of five horizontal lines. The signatures are written in dark ink and are somewhat stylized. The first signature is at the top, followed by four more below it. The signatures appear to be of different individuals, likely the members of the board mentioned in the text.

