

Montague Planning Board

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January 26, 2016 7:00 PM

Town Hall – Upstairs Meeting Room

One Avenue A

Turners Falls, MA 01376

MEETING MINUTES

Members Present: Ron Sicard – Chair, Fred Bowman, Bruce Young and George Cooke.

Members Absent: Bob Obear

Staff Present: Walter Ramsey AICP- Town Planner

Ron Sicard opened the meeting at 7:00 PM.

Approval of Minutes: *Motion by Fred Bowman to accept the December 22, 2015 minutes. Seconded by George Cooke. Motion passed.*

Review Special Permit/Site Plan Review # 2007-02 by Hillside Plastics 262 Millers Falls Road.

Owner Peter M. Haas would like to update the Planning Board on the status of the Special Permit/Site Plan Review file #07-02 to construct a 30,000 square foot addition to Hillside Plastics and to potentially request a timeframe modification for an additional 6 months as allowed under Special Permit condition #14. The company has also changed ownership recently due to a sale from Hillside Realty partnership to Hillside Plastics, Inc. to be noted.

Guests: Eric Forish – Forish Construction

George Cook recused himself for having a business relationship with the applicant.

Mr. Forish: On September 23, 2008 a special permit was issued by the Montague Planning Board to do allow 30,000 square foot addition along with creating an area for truck parking on the Hillside Plastics site. The truck parking area was completed a few years back but the addition has not yet been completed at this time. Eric Forish went over the existing conditions that were in place before the project. There were many agencies involved with the original special permit including: The Conservation Commission, DEP and NHESP. The site is located on Millers Falls Road and the existing area includes both the parking and upland gravel areas. The NHESP situation was addressed and twelve acres were donated to the MA Department of Wildlife & Fisheries. All the current permits with the other agencies are current and the work would include retaining walls from 4 feet to 11 feet in height (for the grading). The addition of a fire pump is required due to the low water pressure; which would join a sprinkler system currently in place. The request is to have an extension of the Special Permit for another 6 months as Hillside Plastics, Inc. is ready to submit construction plans to the town to proceed with the addition scheduled for groundbreaking in March of 2016.

Planner: The question to the Board is whether they want the Special Permit and Site Plan Review to be resubmitted or make a determination that #07-02 is an active permit that that been partially completed.

Motion by Bruce Young that the Board makes a determination that SP# 2007-02 by Hillside Plastics is an active permit, as presented by Mr. Forish, and also to note the applicant's name change from

Hillside Realty Partnership to Hillside Plastics, Inc. Seconded by Fred Bowman. **Motion passed.**
George Cooke abstained.

Planner Report:

- Chairman Sicard asked that a public hearing be initiated and posted for amending section 6.3.3 (Driveways), as discussed earlier in the year.
- Planner described Planning Department's Annual Town Meeting Requests which includes a demolition project at the Strathmore Mill and a New Public Works Facility.
- Montague City Road construction project will continue in the springtime.
- The State is looking to help the Town of Montague with Canal District Planning via a Community Compact Agreement.
- FERC Hydro relicensing project update. Walter has drafted a list of comments which articulate the town's goals relating to the re-licensing. Goals are drawn from existing community plans of record like the Open Space and Recreation Plan and the Downtown Livability Plan. This goals include:
 - Access to river
 - Access to the mills for the redevelopment
 - Support to have seasonal minimum flows which helps the environment and recreational opportunities
 - Interpretive center for Native American History

Next scheduled meeting: February 23, 2016 at 7:00 PM

Motion by George Cooke at 7:32 PM to adjourn the meeting. Seconded by Fred Bowman. **Motion passed unanimously.**

Approved by: _____ Date: _____

Documents:
December 22, 2015 minutes
Special Permit #2007-02 Hillside Plastics