

Town of Sharon Planning Board
Minutes of 10/13/16
Sharon Community Center
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Planning Board	
Ben Pinkowitz, Chair	Peter O'Cain, Town Engineer
David Blaszkowsky	Lance Delpriore, Assistant Town Engineer
Shannon McLaughlin	Rob Maidman
Pat Pannone	

Other Attendees

Bob Shelmerdine	Matt Hodes
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Meeting Initiation

Chair Pinkowitz called the meeting to order at 7:30 PM and read the Chair's Report.

Meeting Minutes

Mr. Blaszkowsky moved and Ms. McLaughlin seconded approval of the minutes of 10/13/16. The Board voted 5-0-0 in favor of approval.

Master Plan Steering Committee

Chair Pinkowitz announced that, Susan Olson Drisko, Keri Murray, Laura Smead and Signe Peterson Flieger were selected to be on the Master Plan Steering Committee. Ms. McLaughlin will issue courtesy emails to all candidates that applied and were selected.

Mr. Pannone commented that he thinks it's best to proceed with a funding request for the project during the Spring Town Meeting. A brief conversation ensued.

Spring Valley Redevelopment

Mr. Shelmerdine came before the Board to review the Memorandum of Understanding and draft zoning article as well as the layout for the property. He said the plan is for 68 town homes with 10 of those fronting on an existing public way; Tiot Street. There will be 34 duplex buildings in total. He said they are working with Norwood to hook up to the town's water and sewer. Another option is to put a package treatment plant on the property. This development will include affordable units as per Mr. Shelmerdine. He said the legal documents have been reviewed by the Selectmen, Attorney Gelerman's office and the Town Manager. A Public Hearing on this topic will be held on October 27th.

Temp Structures

Resident Matt Hodes of 44 Massapoag Avenue came before PB to discuss temporary building setbacks and the definition of what constitutes a temporary accessory outbuilding (pop up structures). He commented that they are unregulated and said there is some confusion as to whether the structures should be defined as temporary or permanent (Chair Pinkowitz said he will discuss this topic with Attorney Gelerman and the Building Inspector and will research how other municipalities handle the topic. He clarified that writing zoning language is the responsibility of the Planning Board but the enforcement actions regarding violations of the zoning by-laws such as with temp structures are the responsibility of the Building Inspector. The definition of a temporary

structure may fall under the building code and that will be investigated as well. A conversation ensued.

Adjournment

The discussion ended at 10 PM.

Future Scheduled Meeting

10/13, 10/27, 11/10, 12/1, 12/22