Minutes of the Town of Lee Planning Board

April 26, 2021

6:00pm Via Zoom

A regular meeting of the Lee Planning board was held virtually in accordance with Governor Baker’s Order suspending certain provisions of the Open Meeting Law (MGL Chapter 30A, Section 20) on Monday, April 26, 2021 at 6:00pm on Zoom.

Present: Matt Carlino (Chair), Peter Bluhm, Peg Biron, Buck Donovan, David Forrest and Gordon Bailey (alternate).

Others Present: Lynn Bertelli, Alan Wilcox and Kathy Hall

**Call to Order**

Chairperson Carlino called the meeting to order at 6:04 p.m. For the record he informed those in attendance that the meeting was being recorded.

**Approval of April 12th Minutes**

Member Bluhm moved to approve with one correction; Member Donovan seconded. The Planning Board voted (5-0) to approve the April 12th minutes with change of the 6th word in second paragraph to be changed from “the” to “to.”

**21 High Street – Site Plan Review**

Chairperson Carlino discussed the application submitted by Lynn Bertelli and Alan Wilcox, owners of 21 High Street.

Lynn Bertelli stated that they would like to convert the current office building back into a single- family home with a renovation to the kitchen. No changes will be made to the exterior of the building. There is sufficient parking and no dumpster will be at the location.

Member Donovan moved to waive strict plan requirements; Member Biron seconded. Planning Board voted (5-0) (Biron - aye; Bluhm – aye; Donovan – aye; Carlino – aye; Forrest – aye)

Member Donovan moved to accept the site plan as presented; Member Biron seconded. Planning Board voted (5-0) (Biron - aye; Bluhm – aye; Donovan – aye; Carlino – aye; Forrest – aye)

**525 Woodland Road – Site Visit**

Chairperson Carlino discussed arranging a site plan visit to 525 Woodland Road on May 3, 2021, per a request from Attorney John Graziano, representing Steven and Thomas Garrity.

**General Code and Bylaw Discussion**

Member Bluhm presented documents of Proposals to Lee Zoning Bylaw for 2021 Annual Town Meeting. Lengthy discussion occurred regarding proposed changes to the documents, the Board took no action.

Member Donovan moved to adjourn meeting. Planning Board voted (5-0)

Chairperson Carlino declared the meeting adjourned at 8:50 pm.

Elizabeth Mead

Land Use Assistant