

**Lee Planning Board
32 Main Street
Lee, Massachusetts 01238**

January 23, 2012

Present: Chairman, Thomas Wickham, David Durante, and Anthony Caropreso

This meeting was called to order at 6:15 P.M.

AJT Realty Trust/Form A

Brian Koczella, BEK Associates represented AJT Realty Trust in a request for approval of a Form A for the division of a parcel of land located on Forest Street. The property consists of approximately 31 acres. The property is located in both the Industrial (I) zoning district and the Conservation Residential (CR) zoning district with the frontage located in the I zone. They are creating a new lot by dividing out a 4.36 acre parcel.

David made a motion to approve the Form A for AJT Realty as presented. This motion was seconded by Tony and was unanimously approved, 3-0.

Discussion Premium Outlets Bylaw Amendment

Frank Sabellico, General Manager, Premium Outlets, and Attorney Don Hunter presented the Board with a revised draft of amendments to Sections 199-18, PCVC, 199-79, Design Standards, 199-80, Operating Signs, and 199-81, Individual business signs. The proposed amendments include changes to signage and accessory uses.

Attorney Hunter stated that they have eliminated their request to have trailer displays on the property. They have also reduced the size of the banners requested from 50 feet to 35 feet.

There was a lengthy discussion that followed.

The Board agreed to go ahead and schedule a public hearing on February 27th for the bylaw amendment.

Other business

David made a motion to table the minutes of January 9th until the next meeting. This motion was seconded by Tony and was unanimously approved, 3-0.

David made a motion to adjourn this meeting at 8:30 P.M.

Respectfully submitted,

Jaimy Messana
Land Use Administrative Assistant

CC: Board of Health
Principal Assessor
Board of Public Works
Town Administrator
Board of Selectmen

Town Clerk
Historical Commission
Conservation Commission
Building Inspector
Town Counsel