

**Lee Planning Board
32 Main Street
Lee, Massachusetts 01238, 2012**

November 19, 2012

Present: Chairman, David Durante, Thomas Wickham, and Harold Sherman

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

Recreational Bylaw

Joseph Sorrentino came to this meeting to present the Board with a draft of a suggested language of a recreational bylaw for discussion.

Mr. Sorretino submitted two versions of the bylaw one which included a use chart listing all the recreational uses and the zoning district they would be allowed and also a simpler version.

The consensus of the Board was that the use chart would be too cumbersome to try to adopt. The Board also decided that some uses should be allowed by right and others by site plan review.

The Chairman stated that the simpler version would not require a use chart.

This discussion will be continued on December 10th.

David Ward

Attorney Don Hunter represented David Ward in a discussion regarding the development of a parcel of land on Devon Road that will be accessed from West Road. Mr. Ward is proposing the development of approximately 20 acres of land located on Devon Road. Attorney Hunter came to this meeting to inquire if there were any restrictions on the development of this land. After some discussion the Board agreed that they didn't believe there were any restrictions on the development of this parcel as long as it was accessed from West Road.

Psychic Studio/Site Plan Review

Elizabeth Stevens is seeking approval of a site plan review for a new business to be located at 137 Main Street.

Tom made a motion that the Board has sufficient information to accept and approve the site plan as presented. This motion was seconded by Sherman and was unanimously approved, 3-0.

Psychic Studio/Sign Permit

Elizabeth Stevens is applying for a sign permit for a 4 sq.ft. window sign to be located at 137 Main Street.

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Tom made a motion to endorse the sign permit as presented. This motion was seconded by Sherman and was unanimously approved, 3-0.

Meow & Growl/Site Plan Review

Dan Keenan, Dresser Hull represented Terri DiGrigoli in a request for approval of a site plan for a new business to be located at 57 Main Street. The business will be retail business selling pet supplies. The business is currently located on West Park Street and proposes to relocate to the new location. The property is located in the DCBC zoning district.

Tom made a motion that the Board has sufficient information to accept and approve the site plan as presented. This motion was seconded by Sherman and was unanimously approved, 3-0.

Meow & Growl/Sign Permit

Terri DiGrigoli is applying for two sign permits to be located at 57 Main Street.

Ms DiGrigoli is applying for a sign permit for a 19 sq.ft. building sign to be installed on the side of the building.

Ms DiGrigoli is applying for a sign permit for a 40 sq.ft. building sign to be installed on the front of the building.

Tom made a motion to approve the two sign permits as presented. This motion was seconded by Sherman and was unanimously approved, 3-0.

Chico's/Sign Permit

Callahan Sign Company represented Chico's in a request for approval of a sign permit for a 3.5 blade sign to be located at Lee Premium Outlets.

Tom made a motion to endorse the sign permit as presented. This motion was seconded by Sherman and was unanimously approved, 3-0.

Housatonic Valley Association/Sign Permit

Dennis Ryan represented the Housatonic Valley Association in a request for approval of a sign permit for a 42" x 36" freestanding sign.

Tom made a motion to endorse the sign permit as presented. This motion was seconded by Sherman and was unanimously approved, 3-0.

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American Eagle Outfitters/Sign Permit

Callahan Sign Company represented American Eagle Outfitters in a request for approval of 2 sign permits to be located at Lee Premium Outlets.

They are applying for two sign permits for a 40 sq.ft. building sign and a 2.81 sq.ft. blade sign.

Sherman made a motion to endorse the two sign permits as presented. This motion was seconded by Tom and was unanimously approved, 3-0.

Kindred Assisted Living/Sign Permit

Ventas Realty represented Kindred Assisted Living in a request for approval of a sign permit for a 32 sq.ft. freestanding sign.

Tom made a motion to approve the sign permit as presented. This motion was seconded by Sherman and was unanimously approved, 3-0.

Sprint Communication

The Board was in agreement that according to the information submitted by the applicant, exposure levels of electromagnetic energy at ground level falls within safe levels as determined by the FCC.

Other business

The Board received correspondence regarding the availability of Local Technical Assistance Grants through Berkshire Regional Planning Commission. Sherman made a motion that the Board moves forward in a request for this technical assistance. This motion was seconded by Tom and was unanimously approved, 3-0. Member Anthony Caropreso was nominated to fill out the application.

Sherman 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