

Minutes of the Town of Lee Planning Board
September 26, 2022
6:00pm Lee Town Hall/Hybrid

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, September 26, 2022, at 6:00pm.

Present: Buck Donovan (Chair), Peg Biron (hybrid), Peter Bluhm and David Forrest.

Others Present: Kathy Hall, Tim Leprevost, Janice Leprevost and Jim Seidl.

Call to Order

Chairperson Donovan called the meeting to order at 6:00 p.m. For the record he informed those in attendance that the meeting was being recorded.

Public Comment

None

Form-A Application – 50 & 58 West Center Street

Jim Seidl, SK Design Group, introduced himself representing Tim and Janice Leprevost.

Mr. Seidl shared a plan of current lots stating the property at 58 West Center Street doesn't meet the zoning requirement for frontage and lot width.

Mr. Seidl stated the application they submitted proposes taking a 10-foot strip that is to be conveyed from 50 West Center Street and be made part of 58 West Center Street. He also stated this would make the lot meet the zoning requirements for 60 feet of frontage and 60 feet of lot width.

Member Biron moved to endorse the Form A Application prepared on September 28, 2022 for 50 and 58 West Center Street; Member Bluhm seconded. The Planning Board voted (5-0). (Biron – aye; Bluhm – aye; Forrest – aye; Carlino – aye; Donovan – aye)

Discussion/Update – Master Plan Committee

Member Bluhm stated the Committee held their second meeting September 19, 2022, and the discussion centered on trying to identify the chapters that are going to be in the final master plan. Member Bluhm stated the Committee also discussed who they would like to speak with to fill the various sections.

Member Bluhm stated the Committee reviewed five proposals for a new vision statement and did not reach a conclusion on one.

Member Bluhm stated there was a resignation and there are two interested parties to fill the vacancy.

Member Bluhm stated the Committee discussed a schedule and will meet the third Monday of the month unless a holiday falls on that day.

Member Bluhm of the Committee will be inviting more residents, business owners and board members to attend meetings.

Sign Permit – 150 Main Street

Chairperson Donovan stated the permit was for refacing a pre-existing sign.

Member Bluhm stated there were a couple of errors in the application. The height and square footage are incorrect.

Member Bluhm moved to endorse the sign for 150 Main Street with the condition that the applicant fix the two errors on the permit application; Member Forrest seconded. The Planning Board voted (5-0). (Biron – aye; Bluhm – aye; Forrest – aye; Carlino – aye; Donovan – aye)

Approval of Minutes

Member Bluhm moved to approve the minutes from August 8, 2022, as presented; Member Biron seconded. The Planning Board voted (5-0). (Biron – aye; Bluhm – aye; Forrest – aye; Carlino – aye; Donovan – aye)

Member Bluhm moved to approve the minutes from September 12, 2022, as presented; Member Biron seconded. The Planning Board voted (4-0). (Biron – aye; Bluhm – aye; Forrest – aye; Carlino – abstain; Donovan – aye)

Other Topics

The Board briefly discussed the process of Special Permits and their responsibility to explain what the appeal process is to anyone involved.

Chairperson Donovan stated the banner at Canna Provisions was removed and no permit was applied for to put it back up.

Member Bluhm moved to adjourn. The Planning Board voted (5-0). (Carlino – aye; Bluhm – aye; Forrest – aye; Biron – aye; Donovan – aye)

Meeting adjourned. 6:34 pm

Respectfully Submitted,

Elizabeth Mead
Administrative Assistant