

Town of Easton
Planning Board Meeting Minutes Draft
July 11, 2024

minutes approved _____

Planning Board:

Ned Cutler (Chair) – Present	Craig Pilon (Alternate) - Present
Tom Boucher – Present	Gary Harwood (Alternate)- Not Present
Laura Sabre – Present	Bob Thibault (SB ex-officio Alternate) - Not Present
John Bracken (Vice Chair) – Present	
Zak Mei (SB ex-officio) – Present	
Kathy Ryan, Secretary – Present	

Public in Attendance: Lindsey White (GZA), Tracy Tarr (GZA), Kurt Nelson (Eversource), Brad Newell (Eversource), Jennifer Codispoti (Eversource), Matt Koehler (Eversource), Rebecca Walkley (McLane Middleton), Kris Pastoriza, Linda Hanson (ECC)

Ned Cutler opened the meeting at 4:02 pm.

Public:

Eversource reps, led by Kurt Nelson, distributed power point handouts titled *Easton Planning Board Conceptual Site Plan Review* and reviewed the material verbally and using projected slides.

- Eversource stated that the goal for the meeting was to gain feedback necessary to produce a complete application that satisfies the Town’s criteria.
- Ned Cutler noted that the Town has engaged the services of Headwaters LLC and Ransome Consulting for permitting oversight.
- Eversource estimates 14-16 months for the Easton phase of the project (31 structures).
- Linda Hanson questioned GZA over the timing of the wetlands/vernal pool field surveys, noting 2022 was a drought year.
- Ned Cutler asked about water contamination from drainage off steep slope sites.
- Eversource listed the variances they believe would be required and discussed sequence and timing of ZBA and Planning Board hearings. Legal counsel stated that their usual procedure is to go the ZBA for variances first.
- Kris Pastoriza asked what action Eversource would take if variances were not granted. Eversource responded that they would ideally work within the Town’s ordinances but would be prepared for legal action if needed. Ned Cutler noted that the PB has no authority to alter Town ordinances.
- Discussion of noise ordinances and work hours. Eversource not able to measure noise levels for various points along the project at any point in time – too many variables.
- Movement of equipment, worker parking, visual impact of the project questioned by the PB and public.
- Kris Pastoriza requested a digital copy of the project plans. Eversource responded they are not able to send a digital file due to the size and some confidential aspects, noting that the Town has a hard copy.
- The members of the Eversource group left the meeting.

Minutes:

- Ned Cutler made a motion to accept the June 6, 2024 PB minutes as written. John Bracken seconded. All in favor; none opposed. Passed.

Old Business:

Ruskin Subdivision

- New subdivision application received. Due to timing of submission, public hearing, if the application is complete, to be scheduled for September 5 PB meeting.

ADU Ordinances

- Brief discussion of the 5-year waiting period from initial construction for adding a detached ADU. PB decided to not make any changes to the ordinance at this time.

New Business: None

Ned Cutler closed the meeting at 5:30 pm.

Next Planning Board Meeting Thursday, August 1, 2024, 5 pm.

Respectfully submitted,
Kathy Ryan, Secretary