



CITY OF GLOUCESTER
PLANNING BOARD
MEETING MINUTES
July 21, 2016
7:00 P.M.
Kyrouz Auditorium
9 Dale Ave, Gloucester
Richard Noonan, Chair

Members Present: Rick Noonan, Chair, Mary Black, Vice Chair, Henry McCarl, Ken Hecht, Shawn Henry, Doug Cook, Joe Orlando- **Absent**
Staff: Gregg Cademartori, Planning Director

I. Public Comment- None

II. CONSENT AGENDA

Planning Board to consider the *Approval Not Required* Plan submitted by Yolande Eastman to adjust a lot line at **65 and 67 Bond Street** and (Assessors Map 218 Lots 85 and 125).

A motion that the Subdivision Control law does not apply to ANR plan submitted by Yolande Eastman to adjust a lot line at 65 and 67 Bond Street and (Assessors Map 218 Lots 85 and 125) was made by Ms. Black, seconded by Mr. McCarl and unanimously approved.

Planning Board to consider the *Approval Not Required* Plan submitted by Joseph and Renee Nicastro to divide one lot into two at **14 Silva Court** and (Assessors Map 51 Lot 24).

A motion that the Subdivision Control Law does not apply to the ANR plan submitted by Joseph and Renee Nicastro to divide one lot into two at 14 Silva Court and (Assessors Map 51 Lot 24) was made by Mr. Henry, seconded by Mr. Hecht and unanimously approved.

III. NEW PUBLIC HEARINGS

In accordance with the provisions of MGL Chapter 40A, Section 5, and the Gloucester Zoning Ordinance, Section 1.11, the Gloucester Planning Board shall consider the following petition to amend to the Zoning Ordinance as follows:

Amend the Gloucester Zoning Ordinance, Section VI: Definitions, "Open Space" that said definition includes natural resources of wetlands, forest and agriculture land as open space.

Mr. Cademartori informed the the board that there are a number of open space related issues that Councilor Nolan and Councilor Gilman would like to resolve. The Open Space Committee has also discussed these issues. There are several open space resources in the city that are not well defined in regards towhat can or cannot be done in the spaces. Some of the issues include; parking, misuse of property, trash, etc. The board discussed the depth and complexity of defining open space for the city.

Public comment: None

A motion to the public hearing to Amend the Gloucester Zoning Ordinance, Section VI: Definitions, “Open Space” that said definition includes natural resources of wetlands, forest and agriculture land as open space to August 4, 2016 was made by Mr. Cook, seconded by Mr. Hecht and unanimously approved.

Amend the Gloucester Zoning Ordinance, Section VI: Definitions, by creating a definition entitled “Compost Facility/ Composting Operations” that addresses permitting, siting, design and operations requirements.

Mr. Cademartori informed the board that this deals with open space relating to the city’s compost facility. There is research being done to see if whether it can continue as is or if an alternate site has to be found. Further discussion is needed and an Adhoc group will be developed for further review.

Mr. Henry stated that this seems more of an administrative issue and not a zoning issue.

Public Comment: None

A motion to continue the public hearing to Amend the Gloucester Zoning Ordinance, Section VI: Definitions, by creating a definition entitled “Compost Facility/ Composting Operations” that addresses permitting, siting, design and operations requirements to August 4, 2016 was made . by Mr. McCarl, seconded by Ms. Black and unanimously approved.

IV. OTHER BUSINESS

1. CPA Update

Mr. McCarl reported that 17 applications are being evaluated and the commission will start approving them in September.

2. East Gloucester rezoning update

Mr. Cademartori reported that the first public meeting was held 4 weeks ago. Individual outreach to property owners will be done. Alternative zoning will be further reviewed but it will be more of a working draft. The Americold building and UMass Boston was brought up and whether or not to include them. As long as there is a use that’s qualified you can’t remove it. The board discussed the rezoning issue in East Gloucester in length discussing the challenges in having mixed use zoning next to marine industrial.

V. ADJOURNMENT

Motion to adjourn was made by Mr. McCarl, seconded by Ms. Black and unanimously approved.

VI. NEXT MEETING

Next regular meeting of the Planning Board August 4, 2016

Planning Board Members: *If you are unable to attend the next meeting please contact the Planning Office at (978)281-9781.*