



Town of Duxbury Massachusetts Planning Board

TOWN CLERK
2022 JUL 26 AM 9:05
DUXBURY, MASS.

Minutes 6/13/2022

The Planning Board met on June 13, 2022 at 6:00PM in the large classroom, second floor, Senior Center; 10 Mayflower Street Duxbury, MA 02332.

Present: Scott Casagrande, Chair; Brian Glennon, Vice-Chair; David Uitti; and Jennifer Turcotte.

Absent: Keith MacDonald, Clerk; Kristin Rappe; and George Wadsworth.

Staff: Emily Hadley, Administrative Assistant.

Mr. Casagrande called the meeting to order at 6:04PM.

Open Forum

Ms. Turcotte told the Board the Diversity, Equity, and Inclusion Steering Committee met and they are hiring a consultant. They are fully committed to pursuing key takeaways with the consultant to determine what the Town needs to address to create a more diverse community.

Administrative Items

Motion: Ms. Turcotte made a motion to approve invoice #15886D for Hawthorn Hill, approve a two-year deadline extension for the Administrative Site Plan Approval for a cell tower at 421 Elm Street, and approve minutes dated May 23, 2022. Mr. Uitti provided a second.

Vote: 4-0, unanimous.

Approval Not Required Plan: 29 Peterson Road

Deb Keller, Merrill Engineers and Land Surveyors, presented the plan to the Board. Mr. Casagrande disclosed that the current owners of the property just became a client. Mr. Uitti disclosed that his house abuts the property. Neither Mr. Casagrande nor Mr. Uitti felt it was necessary to abstain from the proceedings.

Ms. Keller said the applicants are looking to divide the current lot into a legal buildable lot with the existing structures and septic systems and a non-buildable lot, Parcel A. The owners are planning on holding on to the parcel for a possible future opportunity. No lot lines are changing besides the line on the West side of the property. Mr. Glennon stated that the buildable lot has at

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least 200 feet of frontage. Ms. Keller stated that the plan also complies with the Board of Health requirements.

Motion: Mr. Glennon made a motion to endorse the plan entitled “Plan of Land #29 Peterson Road Duxbury, Massachusetts,” as Not Requiring Approval under Subdivision Control Law. Ms. Turcotte provided a second.

Vote: 4-0, unanimous.

Comprehensive Plan Implementation

The Board discussed a draft memo to the Selectboard regarding Comprehensive Plan Implementation and scheduling a joint meeting in June or July. The memo also lists items that the Planning Board is prioritizing.

Mr. Uitti told the Board there are Community Preservation Committee members who are ready to help with items as needed, especially regarding Hall’s Corner. Mr. Casagrande stated that the Economic Advisory Committee wants to be involved with Hall’s Corner items as well.

Other Business

Mr. Casagrande stated that the Board will need to select committee appointments at the next meeting.

ADJOURNMENT

Motion: Mr. Uitti made a motion to adjourn at 6:26PM. Ms. Turcotte provided a second.

Vote: 4-0, unanimous.

The next Planning Board meeting will take place on Monday, June 27, 2022 at 6:00PM in the large classroom on the second floor of the Senior Center.

Materials reviewed at the meeting:

- June 13, 2022 Agenda
- Amory Invoice #15886D – Hawthorn Hill
- 421 Elm Street ASPR Deadline Extension Request
- 421 Elm Street Administrative Site Plan Review Decision
- Draft Minutes May 23, 2022
- 29 Peterson Road ANR Application & Checklist
- Plan entitled “Plan of Land #29 Peterson Road Duxbury, Massachusetts,” prepared for Patrick O’Connell by Merrill Engineers and Land Surveyors, Hanover & Plymouth MA; stamped and signed by Bradley K. Lemont, PLS; dated June 1, 2022; scale 1” = 20’; one sheet.

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- Draft Memo to Selectboard RE: Comprehensive Plan Implementation Update and Request for Scheduling of Quarterly Meeting