



TOWN OF AVON
2022 MAR 18 A 8:35
TOWN CLERK

BUCKLEY CENTER, Avon, MA 02322
Telephone: 508-588-0414

Avon Planning Board

Date: February 17, 2022

Members Present: Chuck Comeau, Chair Charles Comeau, Jr.; Vice Chair; Robert Pillarella, Charles Marinelli, Member; Jason Suzor, Jr.; Clerk (in person)

Members Absent: none

Others Present: Anne Brensley, Pre-development Advisor from CT Investors; Robert Borden, Building Inspector; Lynne McKenney, Recording Secretary

Chuck Comeau called the meeting to order at 7:00 p.m. with all members present except Charles Marinelli. Each Board member acknowledged their presence at the meeting by responding in the affirmative during the roll call.

This meeting of the Planning Board is being conducted via a hybrid method. The public may attend the meetings in-person or may continue to participate via remote Zoom access. Until further notice, in-person attendees, who are not vaccinated, will be recommended to wear a mask.

Minutes

No meeting minutes were approved.

Informal Discussion: Stockwell Drive:

Anne Brensley of CT Investors discussed that the East Coast is an area of interest to her company, partially Stockwell Drive in Avon to have a Renewable Energy Station. Her company would like to come in and be a part of the community. There are two different models of an Electric Recharging Station; 1.) Time Fill Station, (uses renewable gas, it has the feel of a parking lot with specific spots designated for the time fill or taking trucks that fuel up; 2.) Traditional looking fueling station that could be mistaken for a gas station except the groups that come through the station would be very specialized commercial groups that understand that they are using the renewable recharging station. The traditional looking fueling station does not have a convenience store like regular gas stations have.

The Planning Board would have to move forward there would have to be an accommodation in the bylaw. Chuck Comeau asked if there is a potential to have a bunch of trucks parked overnight. Ms. Brensley discussed that the gas comes much slower; the trucks are a much larger vehicle and will take longer to fuel up and will sit there for a period of time. This is very similar to an electric car station. There is not liquid natural gas involved. RNG gas is renewable gas; the best comparison to it would be CHG. The largest risk factor is the underground component; their tanks are all above ground. Currently there are Electric Recharging stations in New Bedford, Somerville, and Boston. The Planning Board asked how the grants work and how they will benefit the community. Monson, MA is similar in size to Avon, MA. Monson, MA. received the same amount of grant money that Brockton, MA. The grants can be used for any kind of green energy initiative. The Planning Board discussed that there was a proposal put on town warrant two years ago that got voted down by the town. The Town of Avon residents did not want to participate in the green energy program. There was also a previous warrant proposed for self service gas, the Town of Avon voted it down. The Stretch energy code was discussed with the Planning Board. Mr. Borden, Building Inspector discussed the pros and cons regarding renewable natural gas. The company is looking at seven acres of land on Stockwell Drive. Currently, there is no bylaw. The Planning Board will discuss this further with the Board of Selectman.

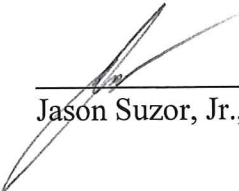
Discussions:

The Planning Board reviewed mail and discussed the updated Site Plan regarding 540 Bodwell Street Ext.

Bob Borden, Building Inspector update:

- Food company coming to Parker Drive
- Residential set back issues going through ZBA
- 1 Kiddie Drive (addition will not be completed) other changes being made
- Business Certificates are being given out (75-80% of these are residential addresses). The Town Clerk is mandated to give them out no matter what their address is. In the Building Inspector's opinion this is a violation of the Zoning Bylaw. This needs to be addressed in the bylaw. The types of businesses will have to be more detailed. Mr. Borden will look into this further.
- Applicant for medical marijuana will be coming in soon
- Companies having issues getting rid of used tires is a major issue

A motion was made by Charles Comeau, Jr to adjourn the meeting at 8:21 p.m. seconded by Charles Marinelli. A roll call vote was taken. Bob Pillarella vote aye, Charlie Marinelli voted aye, Charles Comeau, Jr., Jason Suzor, Jr. voted aye, and Chuck Comeau voted aye. The motion carries.



Jason Suzor, Jr., Clerk

List of Documents:

1. February 17, 2022 meeting agenda
2. 540 Bodwell Street, Ext. updated Site Plan