



# Williamsburg Planning Board

141 Main Street, P.O. Box 447

Haydenville, Massachusetts 01039-0447

Phone: (413) 268-8400

Fax: (413) 268-8409

**Minutes**  
for meeting on  
**Mar 11, 2019**  
**Approved**

Members:	present	not present		present	not present
Robert Barker	x		Jean O'Neil	x	
Steve Snow	x		Amy Bisbee	x	
Steve Smith	x		Eric Schmitt		x
Chris Flory	x				
Others present: Linda Rowley, Mark Corner; Chris Ryan, Meridian; Tony Pawlik, Pro-Tech Energy					

Chairman Robert Barker called the meeting to order at 7:00 PM.

## 1. Review of minutes

Meeting Date:	Comments	Motion to Accept	Motion to Accept as Amended	Second	Vote Yea – Nay
02/19/19			Smith	Snow	6-0
02/25/19	Public hearing short-term rental bylaws	Bisbee		Snow	6-0

- Rowley had a question on the short-term rental bylaws. She owns a two-family house and wonders if she can rent one side. Also, she questioned if there is grandfathering, noting that she has spent money on renovation. The PB will take her questions into consideration as the drafts are revised.
- Corner sent the PB an email on Feb 27, requesting our consideration of semitrailers that remain parked on a property for a long time. He is concerned about the appearance they give for our town. The PB recommended he lodge a complaint with the building inspector, supply any response that he gets to the PB, then contact us again after the 2019 town meeting.
- Ryan and Pawlik presented a preliminary plan for a solar development at 5 and 5R Hatfield St. from ZPT Energy Solutions. This development would be about 14 acres on the property of Penelope Johnson. Questions from the PB pertained to access roads, drainage, wetland impacts and a proposed replication, and final disposition of features such as the large culvert after decommissioning. The PB requested that we be supplied with the documents provided to the Conservation Commission on the wetland issues. We would also like to see current photo renderings, details on the forest management plan, and specifications and technicals on batteries. Bisbee moved and Flory seconded that we accept the application as complete except for the four pending items. The motion passed unanimously.
- A short discussion of the minutes of the public hearing on short-term rentals occurred, reviewing some of the major concerns.
- The meeting adjourned at 9:20 PM. The next meetings will be Apr 1 and Apr 17.

Respectfully submitted,  
*Jean O'Neil*