



## Hudson Planning Board

Town Hall

Hudson, Massachusetts 01749

### Minutes of Meeting – December 5, 2017

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The Hudson Planning Board met at the Town Hall, 78 Main Street, Hudson, Massachusetts. At 7:00 PM, Robert D'Amelio called the meeting to order.

Present: Robert D'Amelio, Rodney Frias, David Daigneault, Steve Goldberg and Jack Hunter, Director.

#### **Public Hearing – GSX Solutions Assisted Living – Washington Street and Route 85 Connector**

The Board read into the record a letter from Attorney Giannetti requesting a continuance of the Public Hearing for two weeks while they determine the best course of action for their sewer issue.

**Mr. Frias, seconded by Mr. Daigneault moved continue the Public Hearing to December 19, 2017 at 7PM**

**Vote: 4-0-0, in favor.**

#### **Appointment – E. Perkins Possible Zone Change Murphy Road**

Atty. Scanlon representing E. Perkins revisited the fall town meeting citizens petition to try and expand the Over 55 Overlay District onto his client's property, as the Board knows this petition failed by 4 votes. He was therefore requesting that the Board co-sponsor this petition for the Spring 2018 town Meeting.

After considerable discussion the Chair noted was in favor of this petition and he feels this would be appropriate for the Board to sponsor it.

**Mr. Frias, seconded by Mr. Goldberg moved sponsor the requested petition for the Spring 2018 Town Meeting**

**Vote: 4-0-0, in favor.**





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### Minor Modification – 59 Apsley Street

Mr. Hunter outlined that this property received both Site Plan Approval and a Special Permit last year. They are now looking for a final Certificate of Occupancy, but have not finished the expansion of the proposed parking that was approved.

This expansion was in anticipation of have an Auto Service Company occupying the building which never occurred.

Mr. Rykbost, owner stated now they have a church occupying the space where the auto use was originally intended and they do not need the additional parking.

He is looking for the board to waive the requirement for the additional parking which will allow him to receive his final Occupancy Permit.

Mr. D'Amelio stated he did not have a problem with this request but wanted the owner to realize that by doing this his Special permit would be void and if he ever wanted to add the parking back he would need another approval down the road.

Mr. Rykbost acknowledged he understood the consequences of his request.

**Mr. D'Amelio, seconded by Mr. Frias moved to waive the necessity for the additional parking as originally approved for 59 Apsley Street.**

**Vote: 4-0-0, in favor.**

### Minutes – October 17, 2017

**David Daigneault, seconded by Steve Goldberg made a motion to approve the minutes of November 7, 2017.**

**Vote: 4-0-0 in favor.**

### Director's Report

Downtown Rotary Design

No updates

Comprehensive Rezoning

No updates



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### Adjournment

Dirk Underwood, seconded by Steve Goldberg moved to adjourn at 7:45 PM.

Vote: 4-0-0, Unanimous

### Document List November 7, 2017

Documents	Location
GSX Solutions email	PCD
59 Apsley plans and original vote	PCD

Cc: Town Clerk  
Department of Public Works  
Jeff Wood, Building Commissioner