

DRAFT

TOWN OF SPRINGFIELD

Zoning Board of Adjustment

April 9, 2016

SITE WALK-DURGIN & CROWELL LUMBER CO., INC.

8:00 a.m.

Zoning Board Members Present: Susan Chiarella, Rick Corbett, Bryan O'Day, Justin Hastings

Planning Board Present: Kevin Lee, Peter Keene, Darrin Patten, Ken Jaques.

Others Present: Ryan Peterson, Ben Crowell, Peter Crowell

At the proposed location, Susan Chiarella explained that the Zoning Board was reviewing the proposed site in regards to the height variance requested. Ben Crowell requested that the Attachment to the Application for the Variance be amended for height as follows: Burner-Dryer Exhaust Stack: no change at 65 feet, Pellet Meal Bin: change from 41 feet to 51 feet, Pellet Silo: change from 65 feet to 50 feet. Ben Crowell explained that this change accounts for any additional height required for foundation work.

The Applicants, Ben Crowell and Peter Crowell, of Durgin and Crowell Lumber Co., outlined where the proposed buildings would be built, the site being marked by blazing and stakes. Minimal excavation of land would be needed. It was noted that the some tall trees on the southeastern side of the site would need to come down. It was also noted that a large, empty paved area existed, with some cut timber piled in stacks of about 30 to 35 feet high, existed on the northwestern side of the site. Ben Crowell stated that the stack would be moved to make room for the "grindings" needed to operate the Pellet Plant.

It was noted that the proposed site and proposed height of the towers would have minimum impact as far as anything visual, as the site is recessed below the elevation of the Main Office building and the height of proposed stack, 65 feet being the highest of the stacks proposed, would be not much, if any higher than the surrounding trees or the existing buildings which sitting all seemed to sit at a much higher elevation at the facility.

Susan Chiarella asked if any members of the Planning Board present had any questions or comments. Hearing none, she asked the Zoning Board members if that had any questions or comments. None heard, Ryan Peterson was asked if he had concerns. He stated he was there as a "curious" person and made no comment.

Susan Chiarella suggested that the without the approval of the Variance the Applicants would not be able to move forward and further noted that the Zoning Board had already granted the Special Exception needed to go forward. She suggested to all present that this meeting be continued to April 21st at 7:00PM when the Planning Board would consider this application and determine the criteria needed for Site Plan Review. The Zoning Board would meet just prior to the Planning Board to consider the Variance request and construct the language needed if the board determined that a Variance would be in order.

Bryan O'Day made a motion to continue the meeting to April 21st, Rick Corbett seconded, no further discussion was heard, a vote was taken and all four members voted affirmatively to continue the meeting to the date and time noted above.

The meeting adjourned at approximately 8:25 a.m.

Respectfully submitted,

Susan Chiarella, Chair.