



OFFICE OF THE
PLANNING BOARD
TOWN HALL, 511 MAIN STREET
DUNSTABLE, MA 01827-1313
(978) 649-4514 FAX (978) 649-8893
planning@dunstable-ma.gov

Planning Board Minutes
Monday, August 15, 2022

Approved: September 6, 2022

Chair Jeff Pallis at 6:31pm, called the meeting to order.

Members present: Alan Chaney, Jim Wilkie, Joan Simmons and Jeff Pallis

Member absent: none

Site Plan Review Hearing – 1177 Main Street – J. Davis – 32 module ground-mounted solar array

The Chairperson opened the hearing at 6:35pm and made an inquiry to the board members for any potential conflict of interest.

Alan C. said that as a Board of Director member for the Dunstable Rural Land Trust (DRLT), which is a property owner and abutter to the 1177 Main property, he would have a conflict of interest. Therefore, he would be abstaining from participation on discussion of the site plan review and any vote.

The clerk read aloud the Special Permit Hearing notice which had been advertised in the Lowell Sun on August 1st and 8th.

Neither the applicant, Jared Davis, nor any representative attended the hearing but a contingent of citizens and abutters to the property were present. Mr. Davis had contacted the board administrator via email earlier in the day to request a continuance of the hearing in the future. Mr. Davis noted the need for additional time to respond to the points and comments from town engineer, David Langlais, which were emailed to him on August 9th.

Jim made a motion to issue a continuance for the site plan review which Joan seconded.

The Planning Board granted the continuance and set a date of September 19th – 6:30pm.

Given the presence of members of the community, who had attended the advertised meeting specifically for questions and concerns surrounding the site review hearing, the board listened to general feedback offered. The board clarified its role as an approving body responsible for ensuring relevant town by-laws are adhered to by all applicants. A recommendation by the chair for community members to issue a potential letter of concern was made. All letters received would be read aloud and included in the continuance of the hearing planned for September 19th.



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Approval of Meeting Minutes of August 1, 2022

Joe made a motion to approve the meeting minutes of the August 1st meeting, as submitted. Alan 2nd the motion. – Motion passed unanimously.

Bills/Payroll

No bills. Joe made a motion to sign payroll. Alan 2nd the motion. Motion passed unanimously.

Topics Not Reasonably Anticipated by the Chair 48 Hours in Advance of the Meeting

Jim made a motion to close the meeting at 7:40pm. Alan 2nd the motion. – Motion passed unanimously.

Given the Labor Day holiday, the next scheduled meeting is Tuesday, September 6, 2022 at 6:30pm.

Respectfully submitted,

Carol A. Rock
Administrative Assistant
Dunstable Planning Board