



TOWN OF FAIRHAVEN, MASSACHUSETTS

PLANNING BOARD

Town Hall • 40 Center Street • Fairhaven, MA 02719

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TOWN CLERK
2021 APR -9 A 10:13

PUBLIC MEETING AGENDA - Revised

Tuesday, April 13, 2021 at 6:30 pm

Town Hall, 40 Center Street, Fairhaven, Massachusetts

To access remotely Log onto:

<https://zoom.us/j/93163358101?pwd=NXg5WnUxZ3lLK3drSVBBM2JPTXE0QT09>

or call 1-929-205-6099 - Meeting ID: 931 6335 8101- Passcode: 740257

Live on Fairhaven TV Channel 18 and fairhaventv.com

1. **GENERAL BUSINESS:**

- a) Chair's Welcome and Media Notification
- b) Quorum/Attendance
- c) Minutes: March 23, 2021 draft to be reviewed.
- d) **Board Elections: Chair; Vice Chair; Clerk; SRPEDD Commissioner; Authorization for Chair to sign Payroll**
- e) Planning Board Bills:
- f) CPTC 40B Training April 21, 2021
- g) Overlook Realty Trust Covenant Release

2. **PUBLIC HEARINGS:**

- i. **DS 2021-03 – Masse Beach Street:** Continued Public Hearing on 1-lot Definitive Subdivision.
- ii. **DS 2021-02 – Hermeneau Frederick Ave:** Cont'd Public Hearing on 1-lot Definitive Subdivision.
- iii. **SP 2021-01 – Bijou Theater Building Apartments:** Proposal to renovate fifteen (15) residential apartments on the second and third floor and three commercial units on the ground floor with new windows, paint and a fire detection system.
- iv. **TE 2021: NFIP:** Updating of the Flood Insurance Rate Maps (FIRM) to maintain currency with the National Flood Insurance Program (NFIP) requiring amendments to the Zoning Bylaw Chapter 198, Section 28, to replace five (5) existing map panels with five (5) new map panels (25005C0391H, 25005C0392G, 25005C0394H, 25005C0411G, 25005C0413G dated July 6, 2021) and add some required language from the NFIP model bylaw
- v. **TE 2021 MS4:** Updating mandatory additions to Stormwater Management Section 198-31.1 as required by MS4 (Municipal Separate Storm Sewer System) NPDES (National Pollutant Discharge Elimination System) General Permit for Stormwater Discharges issued by EPA & DEP.
- vi. **TA 2021 Short Term Rentals & CIP:** Proposal to establish a *General Bylaw Amendment* for regulation of Short Term Rentals (STR) to provide for the orderly and safe operation of short-term rentals within the Town and prevent negative impacts and whether to impose a 3 percent Community Impact Fee.

3. **CURRENT PLANNING:**

- a) Upcoming Bylaw Reviews: Solar Canopies; 198-16 Use Regulation Tables and 198-33 Definitions.
- b) Town Planner Update: Complete Streets; Rogers & Oxford School; One Stop for Growth.

4. **LONG RANGE PLANNING:**

- a) Town Planner Update: Rt. 6/ 240 Study

5. **OTHER BUSINESS:** Any other business that may properly come before the Board, not reasonably anticipated when posting 48 hours prior to this meeting.