

**WEYMOUTH PLANNING BOARD**  
**McCulloch Building, Whipple Center Conference Room**  
**July 24, 2007 Meeting**

**PRESENT:** Paul Hurley, Chairman; Walter Flynn, Vice Chairman; Mary Akoury, Clerk; Sandra Williams, Francis Hawkins

**ALSO PRESENT:** Rod Fuqua, Principal Planner/Dept. Planning & Community Development

Chairman Hurley called the July 24, 2007 meeting of the Planning Board to order at 7:30PM and noted that Sandra Williams had not arrived yet.

**REORGANIZATION**

Chairman Hurley asked members if committee should table discussion on reorganization until Sandra Williams arrives. Tabled.

Sandra Williams arrived.

Mary Akoury, Clerk stated that the committee is now accepting nomination for the positions of Chairman, Vice Chairman and Clerk.

Francis Hawkins made a MOTION to nominate Paul Hurley as Chairman. The motion was SECONDED by Sandra Williams. UNANIMOUSLY VOTED.

Mary Akoury made a MOTION to nominate Walter Flynn as Vice Chairman. The motion was SECONDED by Francis Hawkins. UNANIMOUSLY VOTED.

Mary Akoury made a MOTION to nominate Sandra Williams Clerk. The motion was SECONDED by Francis Hawkins. UNANIMOUSLY VOTED.

Mary Akoury made a MOTION to nominate Walter Flynn as the Planning Board's representative to the Community Preservation Committee. Sandra Williams SECONDED the motion. UNANIMOUSLY VOTED.

**ZONING UPDATE**

Rod announced that the Planning Department is working with the Mayor on the Zoning Ordinance. No update on its status as yet. The Mayor wants to move ahead with the Zoning Ordinance. Currently the Zoning Ordinance has been presented to the Weymouth Business Council. The Mayor has not determined if he will move forward with this in the fall.

Rod informed the committee that changes include case law changes that have happened over the years. Our current zoning laws were put into place in 1969 and the Planning Department will be updating to reflect current views as by law.

Rod announced that the Village Center replaces the B2 and is designed with the 4 villages in mind with an attempt to encourage mixed activity in the villages. There will be new design criteria for new construction. In Columbian Square, for example, we would encourage keeping all offices on first floor level.

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The objective is to minimize curb cuts, guide parking layout and design and promote alternate parking strategies.

Rod stated that the Zoning Ordinance was presented to the Weymouth Business Council. The Weymouth Business Council was very interested in shared parking and wants to form a committee to advise on the proposed zoning.

Walter Flynn stated that being able to market a ground floor space and utilize the 2<sup>nd</sup> floor allows more use of the space.

Francis Hawkins stated that he was impressed with the document and Rod did a nice job.

Rod stated that the Planning Board was eligible and received a grant that funded most of the work. The staff looked at the needs of the community and needed to fine tune for each of the 4 villages.

Sandra Williams asked Rod what is happening with the Columbian Square study. Rod stated that the consultant is just getting started and is looking at traffic and the underground utilities. Given the traffic volume, traffic lights are necessary and roundabouts will not be used.

#### **OTHER BUSINESS**

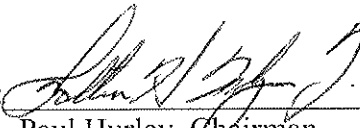
Chairman Hurley stated that at an earlier meeting he asked Jim Clarke to draft a letter to the Town Council regarding their decision not to go with the recommendations that the Planning Board made. Discussion ensued. Walter Flynn will speak with Jim Clarke and advise that the Planning Board would like a letter sent to the Town Council stating that the Planning Board had not acted capriciously.


#### **ADJOURNMENT**

At 8:40PM, there being no further business, a MOTION was made by Francis Hawkins to adjourn and was SECONDED by Mary Akoury. UNANIMOUSLY VOTED.

Respectfully submitted,

Christine Callbeck  
Recording Secretary

Approved by:   
Paul Hurley, Chairman  
VICE

  
Date