

The following members attended the public meeting:

Doreen Prouty, Chairperson
Fred Harpin, Vice Chairperson
Joseph Conte, Clerk
Larry Hoague-Alternate
Betty Manchino-Secretary

1. Case # 1809-Pananas

Chairperson Prouty opened this public hearing at 6:35PM by reading the public notice. Sitting on this case was Prouty, Hoague and Conte.

Since the petitioner was not present and they still must appear before the Conservation Commission Mr. Harpin made the motion to continue this public hearing until December 10th seconded by Chairperson Prouty.

2. Case # 1801-Six Flags New England

Chairperson Prouty opened this public hearing at 6:45PM by reading the public notice. Sitting on this case was Prouty, Harpin and Conte.

Representing Six Flags was Mr. John Furman of Vanesse, Brustlin, Inc. The petitioner is requesting proposed ride is to be enclosed within a building and the existing structure will be removed for the construction of this ride. The exterior of this building will require work within the 100 year flood plan resulting in the need for excavation on the property for storage.

Chairperson Prouty asked why they have not gone to the Conservation Commission for their approval and was advised by Mr. Furman that when the other rides were built they had to receive ZBA approval before going to the Conservation Commission and since they were rebuilding on the property he did not know that they needed their prior approval. She stated that now the Conservation Commission must approve the plans before the ZBA can act on the petition.

Chairperson Prouty made the motion to open the second public hearing for Six Flags as it pertained to this same matter and seconded by Mr. Harpin.

3. Case # 1811-Six Flags New England

Chairperson Prouty opened this public hearing at 7:00PM by reading the public notice. Sitting on this case is Mr. Harpin, Mr. Conte, and Chairperson Prouty.

Mr. Furman representing Six Flags explained that the new enclosed ride that Six Flags is constructing will exceed the Town's height requirements of 45 feet within a Business B Zone. The height of this project will be 65 feet. Six Flags plans on utilizing all existing utility, drainage, existing sewer and electrical lines.

Mr. Conte stated that this petition must receive approval from the conservation commission. He also stated he needs to digest this plan for redevelopment of the area and might require a site visit. Mr. Conte also requested more information on the structure that is to be built housing this ride.

Chairperson Prouty questioned whether service vehicles would have access to this ride and was advised that there is current road access from Main Street to the ride they wish to replace and these roads have been there since 2000.

Chairperson Prouty read into the record the letters from the Planning Board, Engineering and Police Department on both of the Six Flags petitions. She did not have a response from the Fire Inspector.

The public hearing was opened to the public and Attorney Shannon for Six Flags asked that the board approve this permit with the conditions that they receive approval from the Conservation Commission stating that in the year 2000 the ZBA approved a permit without prior approval of the Conservation Commission. He also stated his clients are under time constraints and this would hinder work on this project. Chairperson Prouty stated that at this time the ZBA receives approval from the Conservation Commission then makes their decision on a permit.

Speaking in favor of this petition was Anthony Cirillo, 986 Main Street and Antoni Veilleux, 1096 Main Street.

No one spoke in opposition to this petition.

Chairperson Prouty made the motion to continue this public hearing until December 10th seconded by Mr. Harpin.

4. Approval of minutes of November 13, 2007 Motion by Chairperson Prouty, seconded by Harpin. Vote: Unanimous

5. Chairperson Prouty made the motion to adjourn at 7:30PM seconded by Mr. Harpin. Vote: Unanimous