

**EGREMONT PLANNING BOARD**  
**Minutes January 22, 2019**

The meeting opened at 6:02 PM

**Present:** Lucinda Vermeulen, Greg Cherin, Helen Krancer, Jared Kelly and Eddie Regendahl  
Also in attendance: Alexandra Glover, Madeline Schropp, Helen Mullany, Caroline Rubsamen, Eileen Vining, Marj Wexler, Mary McGurn, George McGurn, Margaret McDonough and Laura Kittross, Tom Matuszko, Zack Feury and Zoe Hirsch-Buckley

The Chairwoman read the following: *The official record of this meeting is being kept via written minutes. The Planning Board is not recording this meeting. Anyone wishing to record this meeting must inform the Chair prior to the meeting.* No one so stated.

**Citizens Time:**

Common driveway application for property at 173 Hillside Road.  
The Planning board has inspected the driveway and approves with minor comment on brush cutting border.  
The Planning Board unanimously approved the application for the driveway.

**Scheduled Issue (6PM):**

BRPC Proposed Accessory Dwelling Unit Bylaw (ADU): Margaret McDonough and Laura Kittross  
The following questions were raised during the discussion:  
Section 1.0.1.6 How would this proposed bylaw protect property values?  
Section 2.0.2.3 Change "single building" to "primary residence" and remove the word "typically"  
ADU bylaw to conform to existing Egremont Zoning Bylaws

**Scheduled Issue (7PM):**

- Recreational Marijuana Law: Tom Matuszko (Exec. Dir. BRPC) and Zack Feury BRPC
1. Recreational Marijuana Establishments (RME) no more than X locations in Egremont
    - a. Where in Town?
    - b. What License's are needed?
    - c. Where is Alcohol sold?
    - d. Size of Establishments?
    - e. Host negotiations – Taxes used for Marijuana locations (only)
  2. State regulations
    - a. Cultivation: Indoor/Outdoor which one  
Outdoor must be on an active farm of at least 5 acres and have an EAM#
    - b. Craft Co-op  
Must be a LLC or LLP and Commonwealth citizens
    - c. Manufacturing: May transport and sell Wholesale
    - d. Retailer: Sells only
    - e. Research and Testing: Test labs for example
    - f. Transporter: Between other major establishments
    - g. Micro Business: Small scale with a Tier 1 size
  3. Points to Consider:
    - a. Some of the Plans required: Line Queue, Security, Lighting and Parking
    - b. The Applicant knows "what the game is"
    - c. Include Recreational Use into the Medical Bylaw plan
    - d. Within Egremont there are 19 Farms where cultivation could take place

BRPC is willing to do an Informational Meeting and slide show for the town  
What the State allows  
What other towns have done  
What Egremont could do?

**EGREMONT PLANNING BOARD  
Draft Minutes January 22, 2019**

**Minutes:**

Approved Minutes:  
December 17, 2018  
December 21, 2018  
January 7, 2019

Review of Minutes from January 22, 2019 meeting

**New Business:**

**Mail:** Egremont Newsletter January 2019  
Common Ground BRPC Newsletter Jan/Feb 2019  
Egremont Planning Board 2019-20 budget  
Annual Street Listings for PB members: Cherin, Kelly, Krancer, Regendahl, Vermeulen  
SWANApalooza 2019 Conference notes

**Next Meeting: February 4, 2019 at 6:00 PM**

**The meeting was adjourned at 8:49 pm**

Respectfully Submitted: Edward Regendahl, Clerk