

Planning Board
Minutes
February 11, 2010

The Planning Board meeting convened at 6:30 PM with the following members present: John MacMillan, Chairman; Joseph Kalagher; Bruce Whitney, Joseph Daigle and William Nolan. Oakmont student representative, Sean Flynn, was also present.

Agenda read by Chairman MacMillan.

Minutes of the January 28, 2010 Planning Board Meeting were approved on motion by Daigle with a second by Kalagher. Motion carried 4 to 0.

6:30 PM - Open Discussion

- No one present for open discussion.

Chairman Comments:

- Chairman MacMillan received a memo from TA, Doug Briggs, about a conversation he had with Bob Fichtel concerning the relocation of the DPW facility and whether this might be the right time to set up an overlay district. The board discussed the charette from a few years ago and what the future use should be for the property. It was discussed that with the changes to the Village Center Zoning District there may not need to be an overlay district. There was discussion as to leasing the land versus selling and what environmental issues may develop. Chairman MacMillan will talk to Mike Gallant to see if he would issue permits for multi use units. He will also talk with Laurie Capone to see if there would be any wetland issues.

Correspondence

- Reviewed various miscellaneous correspondence.
- Joe Kalagher and Joe Daigle up for reelection. Caucus February 22, 2010 at 7:00PM.
- Legal notice from Westminster stating there will be a public hearing February 22, 2010 at 7:00PM concerning the proposed Definitive Subdivision at Brookside Farm. Divides 122.93 acres into 34 clustered lots with two new roadways on Bean Porridge Hill Road.
- Memo from MRPC on proposed traffic counts.
- Memo from MRPC stating assessment for 2011 is \$1,598.63.
- Building permits for January 2010 included two new dwelling units.

Old Business

- Joe Daigle discussed 310CMR7.52 dated December 26, 2008 dealing with outside Furnace regulations. Regulations state the Fire Dept, Police Dept, BOH, and Building Inspector may have jurisdiction. Localities can have their own bylaws but they must be stricter than the CMR.
- Joe Kalagher had a brief discussion with TA about the driveway regulations. Nothing to report at this time.

Next PB meeting scheduled for February 25, 2010.

Meeting was adjourned at 7:47PM.

Respectively submitted,
Bruce Whitney - Clerk