

BOLTON PLANNING BOARD
Minutes of Meeting
March 12, at 7:30 P.M.
Bolton Town Hall

Present: Larry Delaney (Board Chair), Doug Storey (Board Vice-Chairman), John Karlon, Stephen Garner, Frank Lazgin, James Owen (Associate Member) and Town Planner, Jennifer Atwood Burney

Absent: none

DISCUSSION

7:30pm Public Safety Building Committee

Present: Public Safety Committee member Mark Giunta

Mark Giunta was before the Board to discuss requirements the Board would have for the Public Safety building. The Board asked Mr. Giunta when construction was anticipated. Mr. Giunta responded that the Committee was hoping to have the foundation in sometime in October. Mr. Giunta explained that the services of an OPM were obtained but the Committee does not have an Architect as of yet. Mr. Giunta stated that the Committee was interested in the possibility of green energy such as photovoltaics. Geothermal was a consideration but the Committee was waiting to find out from the library the impact if any that geothermal energy would have on the public water supply before this was a consideration for the Public Safety building. Mr. Giunta explained that the Committee is looking into grant funding and has the Town Planner assisting in finding sources to fund green energy. The Board asked how long the pipe would be needed to tie into the sewage treatment plant. Mr. Giunta replied it would take 2400' of piping. The Board asked if a communication tower could be sited on the building. Mr. Giunta replied that the site would not be ideal. Mr. Giunta told the Board that the building meets setback and height requirements. Doug Storey inquired about drainage and Stephen Garner requested that the drainage calculations be reviewed by Rob Oliva the Board's peer review engineer. The Board agreed to pay for the cost of this review. The Board asked about lighting and Mr. Giunta explained that sensible lighting would be used out of consideration for the abutters and would be coordinated with the library. Mr. Giunta asked if a site plan review was required by the Board. The Board stated that site plan review is not required for the residential district, but the Selectmen would require it and would have the Planning Board review it as part of their process. Doug Storey indicated that the Board would like to review the road for traffic flow, access and parking as well as the lighting and drainage plans. Mr. Giunta requested that any and all fees required by the Planning Board be waived. The Board agreed to this request.

OTHER BUSINESS

8:15pm

1. David Thombs was present to discuss the Wireless Communication Facility (WCF) Bylaw amendment. The Board has also invited David Bosselait who wasn't able to attend due to a conflict in his schedule. Both Mr. Bosselait and Mr. Thombs took part in drafting the original wireless communication bylaw. Mr. Thombs reviewed the drafted amendment and had no issues with it. The Town Planner asked how the original committee determined cell phone coverage in town. Mr. Thombs stated that he had requested maps from the various cell phone

companies who were happy to share this information. After a discussion the Board decided to remove the town public safety tower from the sites identified in the overlay out of respect for the abutters and because it is a town public safety tower and not a wireless communication facility.

2. The Board discussed the Oaks Road Acceptance and sending a letter to Brian Lynch, Manager of ICG in regards to items required prior to Town Meeting.
3. The Board discussed the Conservation Restriction submitted for Century Mill Estates. The Board requested that this be sent to Town Counsel for review. The Board discussed the issue of who the holder of the CR would be and that fact that the party holding the restriction could not be the owner. The Board suggested that the holder of the CR be identified now rather than later.
4. Larry Delaney announced to the Board that he would not be running for re-election on the Board. Frank Lazgin indicated that he would like to find a replacement for his last year on the Board. The Board would like to find out if James could be appointed in Franks place.

FUTURE MEETINGS

March 26, 2008

Meeting adjourned at 10:00pm

Minutes submitted by Jennifer Atwood Burney