



Bolton Planning Board

Minutes

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Date:	Wednesday, April 13, 2011
Time:	7:30pm
Location:	Town Hall, 663 Main Street
Next Meeting:	April 27, 2011
Present:	Doug Storey Chairman, John Karlon Vice Chairman, James Owen Associate Member, Marc Gautreau and Jennifer Burney Town Planner. Also Present was the Public Ways Safety Committee. Not present was Mark Duggan

Hearing

Time	Description
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Time	Description
7:30 pm	<p>At 7:30pm Doug Storey opened the Hearing and read the Hearing Notice:</p> <p><u>Article 15: Amendment of the Zoning Bylaws to include Section 2.4.3 Line of Sight at Intersections:</u></p> <p>The Public Ways Safety Committee stated that the only change since the last meeting was the exemption of living tree trunks and existing stonewalls. Since the Warrant is closed and printed the PWSC will need to present as proposed and amend on town meeting floor. Also noted that a typo of numbering. Will have to amend this on town meeting floor as well. Told to let the moderator know. The Planning Board voted for both the as proposed article and the amended article to include the exemptions and renumbering revision.</p> <p>James Owen questioned the difference between a tree and a bush. There was discussion on the definition of a tree and it being defined by a horticultural definition.</p> <p>Martha Remington asked about the 20' vs. 25' setback. The PWSC said the state is 20' and the committee looked at other towns and the range was 20' or 25'. They chose 25'.</p> <p>Martha Remington asked the PWSC what other small towns the committee look at. The PWSC stated that they looked at Stow.</p> <p><i>A motion was made by Doug Storey, seconded by Marc Gautreau to approve the article as proposed</i> <i>Vote: 2/1/1 James no, John Karlon abstaining.</i></p> <p><i>A motion was made by Doug Storey, seconded by Marc Gautreau to approve the article as amended to include the exemptions and renumbering revision</i> <i>Vote: 2/1/1 James no, John Karlon abstaining</i></p> <p><u>Article 21: Amendment of Section 2.5.3, Flood Plain District:</u></p> <p>The Board stated that they would like someone from FEMA and/or the Conservation Commission to be present at Town Meeting to answer any questions that may come up. Would like plans at Town meeting and a slide if possible showing the map.</p> <p><i>A motion was made by John Karlon, seconded by James Owen to approve the FEMA article</i> <i>Vote: 4/0/0</i></p> <p><u>Article 22: Adoption of Maps issued by the Federal Emergency Management Agency:</u></p> <p><i>A motion was made by John Karlon, seconded by James Owen to approve the FEMA article</i> <i>Vote: 4/0/0</i></p> <p><u>Article 16: Addition of Section 2.5.5.7 Design Review Guidelines.</u> <u>Article 17: Addition of Section 2.2.4 to add new Design Review Criteria:</u> <u>Article 18: Amendment of Section 2.5.5.5 (h) Special Permits for Zoning Use;</u> <u>Article 19: Amendment of Section 2.5.5.6 by inserting new subsections (i) for Design Review Criteria and (k) Development Impact Study.</u></p> <p>The Board would like to separate Article 20 from 16-19. 20 is the sign regulation. The Board would like Michelle Tuck present at Town Meeting to answer questions.</p> <p><i>A motion was made by Doug Storey, seconded by Marc Gautreau to approve articles 16, 17, 18, and 19 as proposed</i> <i>Vote: 4/0/0</i></p> <p><u>Article 20: Amendment of Section 2.4.2.2 of the Sign Regulations Bylaw:</u></p> <p>The Board discussed if the article as proposed is debated at Town Meeting would be willing to amend it as follows. "Illumination would be allowed under review by D.A.T".</p> <p><i>A motion was made by John Karlon, seconded by James Owen to approve the article as proposed</i> <i>Vote: 4/0/0</i></p> <p><i>A motion was made by John Karlon, seconded by James Owen to approve the article amended to include "unless approved by DAT".</i> <i>Vote: 4/0/0</i></p> <p><i>A motion was made by Doug Storey, seconded by John Karlon to close the Hearing</i> <i>Vote: 4/0/0</i></p>

Other Business

Time	Description
2	<p>Support Adoption of the Stretch Code (Energy Committee Article) <i>Vote to support the Stretch Code: 3/1/1 Mark, Mark & John yes, James no, Doug abstaining</i></p>

Submitted by Jennifer Burney, Town Planner
Meeting adjourned at 9:45pm