



Planning Board

Minutes

Date:	Tuesday, November 15, 2011
Time:	7:00 pm
Location:	Changed to Florence Sawyer Auditorium located at 100 Mechanics Street, Bolton
Next Meeting:	

General Business 7:00 pm

Time	Description
7:00 pm	The Planning Board attended an Economic Development Committee meeting Both realtors and developers were invited to this meeting to discuss some of the EDC initiatives as well as to discuss economic development challenges. A representative from the Massachusetts Office of Business Development was present to discuss and answer questions about the ETA tax incentive program as well as potential grants and loans available through Mass Development.
Following discussion	Discussion on mixed use overlay and/or zoning changes. This meeting was well attended by the public at large, land/business owners (Kane's, Salt Box, Bolton Office Park). A lengthy discussion about mixed use overlay and zoning issues took place. The Planning Board has mixed feelings about bringing a mixed use overlay district to town meeting. Board member Marc Gautreau stated that he would be willing to work on it and bring it forward. The Board invited the EDC to attend their next meeting on November 30, 2011. An article would need to be submitted to the Town as a place holder no later than December 1, 2011. John Karlon stated that the Use Table also needs amendment.
Following discussion	Review request to remove condition number two from the Second Amendment of the Definitive Subdivision Plan for Century Mill Estates located on Century Mill and Spectacle Hill Road. <i>A motion was made by John Karlon, Seconded by Marc Gautreau that the request to remove condition number two requiring a grading plan was a minor modification. 3/0/1 (Jonathan Keep abstaining).</i> <i>A motion was made by John Karlon, Seconded by Mark Gautreau to remove condition number two requiring a grading plan. 3/0/1 (Jonathan Keep abstaining).</i>
Following discussion	An ANR plan was submitted John Robert Stephenson adding Parcel A consisting of 13,737 SF to existing lot located at 25 Manor Road consisting of 76,736 SF. A total of 90,473 SF with 203.22 frontage and lot shape .85. <i>A motion was made by John Karlon, seconded by Marc Gautreau to approve an ANR plan for John Robert Stephenson drawn by Ducharme and Wheeler dated September 23, 2002 4/0/0</i>

Meeting adjourned at 10:00 pm

Submitted by Jennifer Burney, Town Planner