



## TOWN OF BOXFORD

### Minutes of the Boxford Planning Board August 20, 2014 DRAFT

The Planning Board meeting was called to order at 7:35 PM at the Boxford Town Hall.

Present: Jeff Kruck, Robert Gore, Ellen Nestervich, Steve Merriam,  
Angela Steadman, Holly Langer

Absent: Ross Povenmire (Planning Agent), Pat Canonica

It was stated that this meeting is being recorded and broadcast on Boxford Cable Access Television.

#### Discussion of possible Scenic Roads Act applicability to proposed wall work at Adams residence, 13 Main Street

Angela S. recused herself from this agenda item.

John Adams was in attendance regarding the repair of the stone wall at his property.

John and his wife Peggy asked Bob Gore's advise to see if they needed a Scenic Roads Act hearing on the proposed wall work at their residence at 13 Main Street. At the time Bob Gore stated that they did not as it was a repair and not a replacement.

John Adams stated that the easterly portion of the wall on his property had been repaired and restored prior to them acquiring the property. They had made a repair to one portion of the wall and now they would like to repair another section of the wall using stones already existing on the property.

Mr. Adams quoted Ch. 40, Sec. 15 (c), and said that many towns have interpreted this by-law differently and that a repair in accordance with the aesthetic of the town should not require a hearing.

Wendy Perkins from the Historic District Commission was in attendance and stated that the Historic District Commission intends to review the wall repair work after any Planning Board review has been completed. The Historic District Commission will likely require that no mortar be used in building the wall, and that all stones be from the property as much as possible.

There was discussion that there is no hard procedure in place for administration of the Scenic Roads Act. Some members feel that a clarification of the policy is needed, however Bob Gore stated we have done this in previous meetings.

43 Upon a motion made by Holly L. and seconded by Steve M. a motion was made to  
44 approve the proposed repairs to the Adam's stone wall as presented.

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46 Ellen N. stated that the law requires that there be a public hearing and she feels that there  
47 should be one.

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49 Steve M. suggested the Board waive the Scenic Roads Hearing for the 13 Main Street  
50 project.

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52 The motion was withdrawn.

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54 Upon a motion made by Steve M. and seconded by Holly L., a motion was made to  
55 approve the proposed repairs to the Adam's stone wall as presented and waive the Scenic  
56 Roads Hearing for the 13 Main Street project; the motion was approved with Ellen N. in  
57 opposition and Angela S. abstained.

58  
59 ZBA #934: Camp Rotary Inc., 372 Ipswich Road  
60 Special Permit for handicapped bathroom within "O" District

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62 The camp is in the "O" district. It was stated that Camp Rotary would like to redo one of  
63 the bathrooms to accommodate handicapped campers. It was stated that 8 feet will need  
64 to be added to the back of the building.

65  
66 Last year the girls' bathroom and the infirmary at the camp were redesigned for handicap  
67 access.

68  
69 Upon a motion made by Steve M. and seconded by Holly L. it was moved to  
70 recommend to the ZBA case # 934 at Camp Rotary, Inc. that they approve the special  
71 permit for the L Building to add eight feet subject to the plans submitted and also for  
72 submittal to the Board of Selectmen; the motion was approved by unanimous decision

73  
74 Discussion of Budnick Way  
75 Subdivision and Release of Covenant Not to Transfer on Lot 1

76  
77 This item was moved to the September meeting.

78  
79 Joe Small from Hancock Survey showed up for an ANR plan but it was not on the  
80 agenda. The matter will be placed on the September agenda.

81  
82 Election of officers and liaisons

83  
84 This agenda item was deferred until the September meeting as Pat C. was not in  
85 attendance.

86  
87 Meeting Minutes

88

89 Upon a motion duly made by Jeff K. and seconded by Steve M. the Board moved to  
90 approve the minutes for the July 16, 2014 meeting as presented; the motion was approved  
91 by unanimous vote with exception with two abstentions

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93 Upon a motion duly made by Holly L. and seconded by Jeff K. the Board moved to  
94 approve the minutes for the May 21, 2014 meeting as amended; the motion was approved  
95 by unanimous vote.

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97 Upon a motion duly made and seconded, it was unanimously voted to adjourn at 8:13  
98 PM.

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100 Respectfully submitted,

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102 Phaedra Doucette, Minutes Secretary

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