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**Town of Groveland
Planning Board
Meeting Minutes**

TOWN OF GROVELAND
2015 DEC -8 PM 1:47
TOWN CLERK
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Date: October 20, 2015

Members Present: Bob O'Hanley, Bob Arakelian, Walter F. Sorenson Jr.

Members Absent: Jim Freer

Others Present: Taylor Turbide, Lisa Meade, Scott Green , William Cook, Jose Escobar

Minutes Secretary: Amy Bedard (by tape & notes)

O'Hanley motions to open the Planning Board Meeting of October 20, 2015, seconded by Arakelian. All members are in favor. Vote is unanimous. Meeting opens.

Planning Board Business/Updates:

Sign Offs:

Sorenson asks if anyone is present at the PB meeting for sign offs. Sorenson states non-noted.

O'Hanley motions to endorse Scott Green's mylars, seconded by Arakelian. All members are in favor. Vote is unanimous.

Off Esty Way Hearing:

Lisa is before the PB and states that at the end of September she received Peter's first round of comments which they haven't responded to yet because they wanted to come before the PB this evening relative to the angle at which the road comes into Esty Way and the impact that it has on the property across the street. Lisa states it has been designed to meet the regulations but at the last meeting Taylor had a diagram with the car pulling up and where the headlights would go.

Lisa wants to hear what Peter has to say about that and the abutter and then what the PB wants to do prior to moving forward.

Peter Williams from GZA introduces himself to the PB. Peter discusses the angle of the approach. Peter states the road way has an uphill approach so accelerating to approach but then slowing. Peter states they moved the road up towards east away from Escobar's driveway. Peter states in the winter with ice and sliding the car will slide down the hill. The only disadvantage is the cars coming down will be making a bigger turn coming into the development. Peter states the other thing he noted out in the field was the driveway across the roadway is very wide, maybe tighten it up a little. Peter states the lights from the car are pointing towards the intersection not directly into the house across the street. Sorenson asks what would be the down side to straighten it out. Sorenson asks what is directly across. A sidewalk is directly across Peter states. Taylor states his issue is that it is almost a T by rotating it you are enabling people to carry more speed. Taylor states you have two engineers that state it is the safest. Arakelian also agrees that it is better. Sorenson asks what the neighbors have to say. William Cook from 10 Esty Way states his only question is about the original map not having the proper site distance on the corner just prior to that road way and does that affect the other road. Taylor states they did discuss this issue at the site walk. Taylor shows on the plan where the slope is and they cut the slope back to increase the site distance and provide what they need hence why the road was shifted. Taylor states now with a house there the area will be maintained and that is why the Road can not be shifted. Jose Escobar states he lives directly across the street. Jose states he agrees with the statement of the 90 degree seems safer and makes them want to stop. Jose states his major concern is that their driveway is as wide as Esty Way and the driveway is right there. Children and pedestrian safety is main concern. Jose states at walk through they discussed not being directly in front of the driveway. They discussed angleing not directly maybe 5' away car turning before driveway. Jose states the angle is pretty pronounced and he states if they decide to keep this can they at least get rid of the rounding. Jose feels they would have to slow down to hug the curve and/or a speed bump. Sorenson asks Peter what is the disadvantage to starighting is out? Peter says it is probably not that significant. O'Hanley states he would rather see a T less rounding but no speed bump.

O'Hanley asks what is the daily traffic. Taylor states average daily traffic is 77 cars.

Peter states other option to decrease the size of the Escobar driveway area and add trees or shrubs to prevent cars from entering and keep safe.

Lisa Meade requests hearing what the PB thinks about the issue ...

Break from hearing Bob steps out ...

Dehulu:

Sorenson asks what Barry is in for. Barry states he is doing the road for Steve Dehulu property. O'Hanley states to Barry that he has downloaded all the forms and he has copies of letter of credit from bank. O'Hanley states he needs a list of all the work that can be done.

O'Hanley moves Dehulu forward to discuss the road. Sorenson states they need to submit this to get reviewed. Binder is down hopefully in three weeks. They want permission to put in two foundation not lot releases just foundation. O'Hanley states you need 10% incase you don't finish.

Back to hearing

Esty Way:

Lisa states it looks like they may have come up with a solution. Taylor suggests from engineering aspect biggest concern with the rotating is not only the waiver request but the safety to become like a free way turning on to the street at a high speed. Taylor states they have suggested picking up entire entrance 5' and making up the center line radius curve and the road will curve and meet back up. The entire entrance will shift 5' up hill and there will be a tighter curve where people will need to slow down. Sorenson asks will there be a guard rail in front of your house. Escobar states he doesn't want a guard rail but shrubs he would approve of. Jose Escobar is happy with the solution. All PB members agree with solution.

O'Hanley motions to continue the Off Esty Way hearing to Monday, November 9th @ 7:45pm, seconded by Arakelian. All members are in favor. Vote is unanimous.

Next Meeting:

Monday, November 9, 2015

Homestead Modification:

O'Hanley motions to modify the plan on Homestead from RC type 5 pipe to ASTM pipe, seonced by Areakeanian. All members are in favor. Vote is unanimous.

Construction Bill Endorsements:

Soreonson motions to endorse the construction bills dehulu, Homestead Lane and Skip Sheehan WAY, seconded by Areakelian. All members are in favor. Vote is unanimous.

Adjournment:

O'Hanley motions to adjourn at 9:00 pm, seconded by Areakelian. All members are in favor. Vote is unanimous. Meeting is adjourned.