**Meeting Minutes for April 28, 2011**

 Milton Planning Board

The 21st meeting of the Planning Board for fiscal year 2011 was held on Thursday, April 28, 2011, at 6:30 p.m. at the Council on Aging, 10 Walnut Street, Milton

In attendance: Planning Board members Alexander Whiteside, Emily Keys Innes, Peter F. Jackson, Bernard J. Lynch III, Edward L. Duffy , Planning Director William Clark and Administrative Assistant Diane Colligan.

1. **ADMINISTRATIVE TASKS**

The Board approved the meeting minutes as amended of March 24, 2011, and postponed the meeting minutes from April 14, 2011 until the next meeting.

The Board confirmed future meeting dates ofMay 5 and May 12, 2011 in the Carol Blute Conference Room Town Hall; all meetings will start at 6:30 P.M.

 **2. CITIZENS SPEAK**

No persons spoke.

1. **PUBLIC HEARING FOR 683-685 BRUSH HILL ROAD, DEFINITIVE SUBDIVISION, 5 LOT SUBDIVISION**

 A letter submitted by James Burke of DeCelle – Burke and Associates Inc., Project Engineers explains the DPW meeting summary (letter in the file).

Tim Kernan of 642 Brush Hill Road submitted a letter which he read into the record. The letter was a request to preserve a certain tree. (letter in the file)

Henry Carr of 676 Brush Hill Road provided the Board with photos of the current view of the property from Brush Hill Road. He stated that the views leaving the current driveway are safe and so why change the existing road.

 John MacDonald of 704 Brush Hill Road spoke and urged views and current grades to remain unchanged.

Keith Carlson of 31 Brush Hill Lane stated that Dr. Andrianni should be granted access to the private way for access to his house.

Paul Andrianni currently of Norman Street apologized to the neighbors for the look of his job site. He stated that he had fired his contractor and has just hired a new one.

Kristine Doherty of 34 Brush Hill Lane submitted two letters to the board regarding water circulation for the new development. (letters in the file)

Town Engineer will be asked for an opinion on the 18feet of pavement for the proposed private way.

(continued to May 12, 2011 @ 7:45)

1. **36 CENTRAL AVEUNE, AMENDED SPECIAL PERMIT AND SITE PLAN REVIEW, MATERIALS CHANGE AND RELOCATION OF OFFICE AND RETAIL SPACE**

Paul Sullivan representing Oranmore Construction explained to the Board that the product for the columns would be “Life Span” engineered wood and that the brick will be used to face certain concrete.

Project Engineer Robert Hannigan explained the proposed changes to the plan showing the reduced amount of exposed concrete foundation and by changes to a walkway and handicap ramp in the same area and by moving parking spaces so as to allow for a walkway to a bench.

Board Member Jackson felt that use of a curb would be safer for the pedestrians.

Chairman Whiteside felt that the more plantings around the driveway would be more appealing.

Board Member Jackson requested additional time to review the proposed changes.

Margaret Donovan of 41 Central Avenue asked about the use of a emergency door. Mr. Sullivan confirmed that the door will be used for emergencies only.

Louise Voveris 11 Brookside Park stated that the small building to be repaired needs attention the gutter is falling off and there are dead potted plants.

(continued to May 12,2011 at 6:45 p.m.)

1. **17 CANTON AVENUE- SITE PLAN APPROVAL**

Attorney Robert Sheffield showed a list of lighting fixtures to the board.

Board Member Innes made a motion to approve the site plan as amended. The Board voted 4 in favor and Edward Duffy against. The Board executed a written approval.

1. **310 GRANITE AVENUE – AMENDED SITE PLAN APPROVAL CANOPY AND PUMPS**

Attorney Robert Sheffield represented the owner Rabih Ghasan and submitted a proposed amendment of site plan approval for the Board’s review.

Board Member Duffy requested that the board put as part of the conditions that there be no signing on the canopy. He further stated that neighbors have concerns regarding the hours of operation and traffic.

Attorney Sheffield stated that the canopy will be reduced if possible.

 (continued to May 12, 2011 at 7:30 p.m.)

1. **DIRECTORS REPORT**

Wind Turbine

D.E.P. meeting and site meeting for turbine site

East Milton Parking Study R.F.P. (Draft Report)

**9. ADJOURNMENT**

 The meeting was adjourned at 9:51 PM.

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 Edward Duffy, Secretary