

## Planning Board Meeting Minutes for Saturday, May 7, 2016 (Site Walk)

The twenty-fourth meeting of the Milton Planning Board for fiscal year 2016 was called to order at 8 a.m. outside 1 Kinsale Lane.

**Present:** Chair Bryan Furze, Secretary Michael Kelly, members Alexander Whiteside, April Lamoureux and Cheryl Tougias; Town Planner Bill Clark, Assistant Town Planner Tim Czerwienski.

**1. 1 Kinsale Lane:** The Board observed the condition of Kinsale Lane. Mr. Whiteside explained a plan to retain the gravel driveway leading from Wolcott Road to Denis Keohane's property, and install 150 feet of permeable pavers to give Mr. Keohane's property its required frontage. Mr. Kelly confirmed that the Board would discuss this and other options at the continued public hearing for this subdivision amendment on May 12.

**2. Curry College:** The Board traveled to Curry College and observed an emergency-only access route near the admissions building. The access route was built with a type of permeable paver that could be considered for the Kinsale Lane subdivision road.

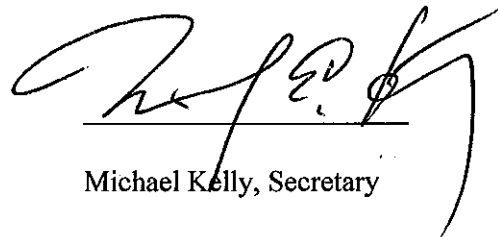
**3. Carberry/Wolcott Estate (1702 Canton Avenue):** The Board traveled to 1702 Canton Avenue and gathered on the middle driveway into the property, known as KC Farm Road. They were joined by Jack Dawley, CEO of Northland Residential who is proposing a development on the property; Ned Corcoran, Mr. Dawley's attorney; Stephen O'Donnell, chair of the Milton Historical Commission; Linda Weld, a member of the Historical Commission; and several neighbors and other Milton residents.

Mr. Dawley led a tour of the property, beginning with a walk up KC Farm Road. He said that the plan would use existing vegetation to the greatest extent possible, and he would plan to build around character-defining trees.

Mr. Dawley described two historic houses on the property: the KC Farm House on KC Farm Road, and the Wolcott House closer to the rear of the property. Mr. Dawley said that a professional survey would identify large trees, and a plan to protect as many as possible would be developed as part of a permit application to the Planning Board. Mr. Corcoran said that the tree protection plan would be discussed during a public hearing before the Planning Board.

Mr. Dawley continued the tour through the southern part of the property, then up through the northern part of the property. Mr. Dawley pointed out the location of a dismantled dam that was once used to create a pond.

The meeting was adjourned at 10:15.



Michael Kelly, Secretary