

## PLANNING BOARD MEETING

Tuesday, October 17, 2006

Stow Town Building,

1.	7:00 PM	Call to Order
2.	7:01	Review Correspondence and Minutes
3.	7:10	Public Input
4.	7:20	Planning Board Members' Updates (News and Views, Committee Reports and Work Plan Update)
5.	7:25	Coordinator's Report

### ***Appointments***

6.	7:30	PUBLIC HEARING CONTINUANCE – Riverhill Estates <ul style="list-style-type: none"><li>• Letter dated 10/02/06 from FEMA<ul style="list-style-type: none"><li>◦ Flood Plain/Wetlands Overlay District and Recreation/Conservation District</li></ul></li><li>• Email dated 10/10/06 from K. Kelleher to Tom Dipersio<ul style="list-style-type: none"><li>◦ Request to file plans at Library</li></ul></li><li>• Letter dated 07/12/06 (received 10/03/06) from Weston Fisher and Shirley Burchfield</li><li>• Photographs of traffic on Barton Road</li></ul>
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### ***Discussion/Action Items***

7.		Draft Open Space and Recreation Plan – Review and Comment
8.		General Bylaw Review -
9.		Cricket Hollow Subdivision – review and comment on revised Preliminary Plan
10		Arbor Glen AAN Bond
11	9:30 PM	Adjournment

### **CORRESPONDENCE**

08/14/06 (Received 10/03/06) Memo from Board of Health – Paper Recycling  
09/06/03 Email from MAPC – Multi-Hazard Mitigation – Planning and Regulations  
09/26/06 Letter from D'Agostine, Levine, Parra & Netburn – Villages at Stow Affordable and Moderate Units  
09/26/06 Comments from Ernie Dodd on Arbor Glen Affordable Housing Deeds  
09/26/06 Lower Village Update to Board of Selectmen from S. Dungan  
09/27/06 Letter from OAR – Announcing New Executive Director, Forsyth Kineon  
09/27/06 Email from Laura Spear – Comments on the RidgeWood AAN Plans  
09/27/06 Letter of Transmittal from Pulte Homes of New England to Jon Witten  
09/29/06 Email from Planning Coordinator to MAPC – Multi-Hazard Mitigation  
10/01/06 Email from G. Dargaty – Minutes of Concerned Citizens or Stow Meeting  
10/03/06 Letter from Bill Roop – Petition for RidgeWood Estates AAN Erosion Control Special Permit  
10/05/06 Letter from Comprehensive Environmental Incorporated – Announcement of New Services  
10/06/06 Memo from Planning Coordinator to Treasurer – Planning Board vote to release bond  
10/09/06 Email from K. Kaulbach – Fire Cistern sign installed  
10/05/06 Email from Planning Coordinator to Kettell Plain Residents – update on subdivision completion  
10/13/06 List of Building Permits issued for Villages at Stow

***Posted:*** October 13, 2006

## **TOWN BOARDS**

### **Decisions**

- 10/04/06 Conservation Commission Order of Conditions – 551 Sudbury Road - replace failed cesspool with Title V Compliant septic system; add small addition (bathroom) to existing studio apartment; add addition to house.
- 10/04/06 Conservation Commission Order of Conditions – 109 Barton Road - addition to existing dwelling (two-car garage with master bedroom and deck above)
- 10/04/06 Conservation Commission Order of Conditions – 156 Hudson Road – Replace existing septic System with new Title V compliant system

## **AREA TOWNS**

- 09/14/06 Town of Hudson Zoning Board of Appeals Decision
- Setback Variance Approved, Loring Street
- 09/14/06 Town of Hudson Zoning Board of Appeals Decision
- Administrative Appeal – Withdrawn without prejudice
- 09/25/06 Hudson Zoning Board of Appeals Decision
- Variance to allow internal parking areas without required parking stops, Coolidge St.
- 10/03/06 Boxborough Planning Board Public Hearing – Sign Permit, Codman Hill Road
- 10/03/06 Boxborough Board of Appeals Public Hearing
- Special Permit Modification (wall signs), Central Street
- 10/03/06 Boxborough Board of Appeals Public Hearing
- Special Permit to replace existing sign, Mass. Ave.
- 10/06/06 Marlborough Planning Board Public Hearing
- Bylaw Amendments (Conversion of Retirement Community to other Housing Use)
- 10/11/06 Bolton Planning Board Public Hearing - Definitive Subdivision, Century Mill Road
- 10/11/06 Sudbury Board of Appeals Public Hearings:
- Kennel Special Permit, Saddle Ridge Road
  - Sign Special Permit and Height Variance, Nobscot Road
- 10/11/06 Westford Conservation Commission Public Hearing
- Enhancement of Vernal Pool, Durkee Lane
- 10/16/06 Marlborough Planning Board Public Hearing – Zoning Map Amendment
- 10/18/06 Bolton Board of Appeals Public Hearing
- Special Permit to expand or alter pre-existing non-conforming structure (Wireless Communication Facility), Main Street
- 10/25/06 Hudson Planning Board Public Hearing – Zoning Bylaw Amendments – Zoning Districts

## **GRANTS**

### **PUBLICATIONS**

American Planning Association – Planning and Environmental Law  
Zoning Practice (Practice Infill for build out)  
Lincoln Institute of land Policy Catalog  
TheBeacon  
Stow Council on Aging News Letter

## **LOOKING AHEAD**

- 10/15/06 League of Women Voters Forum on the Open Meeting Law, Acton
- 10/28/06 Massachusetts Federation of Planning & Appeals Boards Annual Meeting
- 11/02/06 Smart Growth Awards Application Deadline
- 11/13-14/06 Brownfields 2006 “Revolution in Development” – Boston
- 11/21/06 Mass Alliance for Economic Development Awards

***Posted: October 13, 2006***