

PLANNING BOARD MEETING
Tuesday, July 21, 2009
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

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Discussion/Action Items

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8.		Housing Production Plan – copies distributed to Board Members for discussion on July 28 th .
9.		Stow Recreation Facility • Discuss landscaping
10		Wildlife Woods • Discuss Site Walk • Life Course proposal from Lew Halprin • 7:45 - Lori Clark to attend Conservation Commission Meeting for discussion on Wildlife Woods
11		Pedestrian Walkway Planning Sub-Committee • Review letters of interest
12		Executive Session
13	10:00	Adjournment

CORRESPONDENCE

Massachusetts Association of Planning Directors 2009 Case Law Update
05/15/09 Stow Villages – Compliance with Comprehensive Permit
06/__/09 Street Number Additions
06/__/09 June Building Permits issued
06/16/09 Letter from Pulte Homes – Disclosure Notification (Unit 52)
06/19/09 Letter from Board of Selectmen to MAPC Laura Spear appointed as MAGIC Rep.
06/19/09 Letter from Board of Selectmen to MAPC Laura Spear appointed as MAPC Rep.
06/22/09 Email from Town Counsel – Order of Taking (Street Acceptance) documents recorded
06/22/09 Email from Stow Municipal Affordable Housing Trust – Request for Planning Board review of the Draft Housing Production Plan
06/22/09 Planning Board letter to J. Anderson re: Hiley Meadows Performance Bond
06/23/09 Email from Stow Municipal Affordable Housing Trust – News Article “What’s So Bad About a Cottage?”
06/23/09 Email from MassPlanners List Serve – 40B FAQ’s
06/23/09 Planning Board Building Permit Clearance – 23 Golden Drive (Villages at Stow)
06/26/09 Letter from Pulte Homes – Disclosure Notification (units 41 and 54)
06/23/09 Email from B. Martinson – New Lawn Ornament in the Lower Village
06/29/09 Planning Board Building Permit Clearance – North Shore Drive
07/01/09 Planning Board letter to Alyssa Real Estate re: Fairway Drive Bond Reduction
07/01/09 Email from MassPlanners List Serve – Inclusionary Zoning
07/15/09 Email from B. Byron – Pompositticut School and Peck Land

TOWN BOARDS

Hearings:

- 07/06/09 Zoning Board of Appeals, 84 Pine Point Road, Non-Conforming Uses and Structures Special Permit
- 07/06/09 Zoning Board of Appeals 281 Sudbury Road, Non-Conforming Uses and Structures Special Permit
- 07/07/09 Conservation Commission, Lot 3 Cider Mill Road, Request for Determination of Applicability
- 07/07/09 Conservation Commission, 24 Randal Road, Notice of Intent (demolition of existing home and reconstruction of new single-family dwelling)
- 07/07/09 Conservation Commission, 44 Edgehill Road, Notice of Intent
- 07/07/09 Conservation Commission, 66 Pine Point Road, Notice of Intent

Decisions:

- 06/16/09 Conservation Commission Order of Conditions, 166 North Shore Drive
- 06/67/09 Conservation Commission Order of Conditions, 70 Pine Point Road
- 07/15/09 Zoning Board of Appeals, 281 Sudbury Road, Non-Conforming Uses and Structures Special Permit
- 07/16/09 Zoning Board of Appeals, 84 Pine Point Road, Non-Conforming Uses and Structures Special Permit
- 07/16/09 Zoning Board of Appeals, 84 Pine Point Road, variance
- 07/07/09 Conservation Commission, Maynard Sand and Gravel Property off Barton Road, Order of Conditions
- 07/07/09 Conservation Commission, Lot 3 Cider Mill Road, Order of Conditions
- 07/07/09 Conservation Commission, 24 Randal Road, Order of Conditions
- 07/07/09 Conservation Commission, 44 Edgehill Road, Order of Conditions
- 07/07/09 Conservation Commission, Honey Pot Orchards, Certificate of Compliance

Council on Aging News Letter

AREA BOARDS

- 06/11/09 Town of Hudson Zoning Board of Appeals – Omnipoint Communications – Petition
- 07/06/09 Town of Bolton Board of Appeals Special Permit and Variance – 49 Berlin Road withdrawn
- 07/14/09 Town of Hudson – Habitat for Humanity – LIP Comprehensive Permit
- 07/22/09 Town of Bolton Planning Board – Great Brook Farm Special Permit
- 07/24/09 Town of Bolton extension of Farmland and Open Space Planned Residential Development Special Permit, Century Mill Road
- 07/24/09 Town of Bolton Preliminary Subdivision Decision – Meadowview Acres at intersection of Sugar and Golden Run Road
- 07/24/09 Town of Bolton Planning Board Scenic Road and Public Shade Tree Public Hearing – Wattaquodock Hill Road and Berlin Road
- 07/27/09 Town of Bolton Zoning Board of Appeals – Variance – 13 Harris Farm Road
- 08/03/09 Town of Harvard Planning Board – AT&T Mobil Renewal of Special Permit
- 08/10/09 Town of Acton Board of Selectmen – Restaurant expansion – Julies Place
- 08/20/09 Town of Bolton Public Board of Selectmen Hearing – Bell Atlantic Mobile and Verizon Wireless – Special Permit Modification

PUBLICATIONS

Assabet water Company, Inc. – 2008 Report on Water Quality
APA Planning Newsletter
Umass Extension In Common Newsletter
Zoning Practice

LOOKING AHEAD

07/06/09 – 08/13/09 Comment Period on Metropolitan Planning Organization Draft Unified Planning Work Program

07/22/09 Metropolitan Planning Organization Open House

07/28/09 Planning Board Business Meeting

07/29/09 Master Plan Committee Meeting

08/05/09 Master Plan Committee Meeting

08/04/09 Planning Board Business Meeting

08/11/09 Planning Board Working Meeting

08/12/09 Master Plan Committee Meeting

08/18/09 Planning Board Business Meeting

08/19/09 Master Plan Committee Public Forum – Final Draft for Public Comment

~~08/25/09 Planning Board Business Meeting~~

09/08/09 Planning Board Business Meeting

09/11/09 Tentative date Special Town meeting Warrant Closes

09/15/09 Planning Board Working Meeting

09/18/09 Master Plan public comment period ends

09/22/09 Planning Board Business Meeting

10/11/09 Planning Board Business Meeting

10/18/09 Planning Board Working Meeting

10/19/09 Tentative date for Special Town Meeting

10/24/09 Planning Board Business Meeting

GRANTS

06/--/09 Commonwealth of Massachusetts, Department of Conservation & Recreation – 2010 Hazard Mitigation Grant Program