

PLANNING BOARD MEETING
Tuesday February 5, 2013
Stow Town Building

1.	7:00 PM	Call to Order
2.		Review Correspondence and Minutes
3.	7:05	Public Input
4.	7:15	Planning Board Members' Updates (News and Views, Committee Reports and Work Plan Update)
5.	7:25	Coordinator's Report

Appointments

6.		NONE – WORKING MEETING
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Discussion/Action Items

7.	7:35	Review Lower Village Traffic Plan
8.		Lower Village Planning Effort
9.		Executive Session M.G.L c30 Section 21
10.	10:00 PM	Adjournment

CORRESPONDENCE

1/22/13 TO: Toni Lazott: RE Gleasondale Project Initiation
1/29/13 FROM: David Kittredge & Paul Cantanzaro: RE Keystone Conservation Partner Form
1/29/13 FROM: Donald Provencher: RE Notice of Interest and Statement of Qualifications for Lower Village Water Feasibility Assessment
1/25/13 FROM: Don Provencher: RE Notice of Interest
1/24/13 FROM: Brian Kopperl: RE Ferd Convery Contact and Timely Review
1/25/13 TO: Jon Witten: RE Ernie Dodd Escrow agreement comments
1/23/13 TO: Malcom Fitzpatrick: RE 323 Great Road Non-Conformity

TOWN BOARDS AND COMMITTEES

1/31/13 FROM: Building Inspector – RE January Building Permits
1/22/13 FROM: Conservation Commission: RE Certificate of Compliance for 285 River Road
1/22/13 FROM: Conservation Commission: RE Certificate of Compliance for 44 Davis Road
1/22/13 FROM: Conservation Commission: RE Certificate of Compliance for Top Flite Custom Homes at 77 Hudson Road
1/22/13 FROM: Conservation Commission: RE Determination of Applicability 200 Manning St.
1/22/13 FROM: Conservation Commission: RE Certificate of Compliance at 626 Great Road
1/22/13 FROM: Conservation Commission: RE Certificate of Compliance at 626 Great Road
1/29/13 FROM: Conservation Commission: RE Conservation Restriction and Public Access Easements – Corzine Woodlands off Edgehill Road

AREA TOWN BOARDS AND COMMITTEES:

1/24/13 Harvard ZBA: Public Hearing for variance regarding Town Hall renovations
1/24/13 Hudson ZBA: Notice of Decision for construction of 33 apartments at 141 Broad St.
1/22/13 Acton Planning Board: Notice of Decision for Planned Conservation Development behind 12 Summer street
1/22/13 Bolton ZBA: RE Decision for special permit for expansion of non-conforming use.

PUBLICATIONS

1/31/13 Baystate Roads Program – January Newsletter
1/29/13 Land Court Reporter – Volume 20 January 2013

LOOKING AHEAD

February 12, 2013 Planning Board WORKING Meeting
February 19, 2013 Planning Board Meeting
February 26, 2013 Town Administrator's "Financial State of the Town"
February 27, 2013 7:00 – 8:00 PM Town Boards' Member Recruitment Night
March 4, 2013 Executive Session Meeting with ZBA (Star Tower)
March 5, 2013 Planning Board Meeting
March 12, 2013 Planning Board WORKING Meeting
March 14, 2013 7:45 – Capital Planning Committee
March 19, 2013 Planning Board Meeting
March 22, 2013 Last day to pick up nomination papers from Town Clerk.
March 26, 2013 Town Administrator presents his recommended FY 2014 budget to Selectmen.
Last day to file nomination papers with Town Clerk
March 29, 2013 Deadline for final warrant articles to Selectmen's Office
Warrant to Town Counsel for review.
April 9, 2013 Selectmen vote to accept warrant. Deadline for ballot questions to Town Clerk
April 2, 2013 Planning Board Meeting
April 9, 2013 Planning Board WORKING Meeting

April 16, 2013 Planning Board Meeting
April 29, 2013 Candidates' Night (tentative)
Apr 30, 2013 Deadline for Town Meeting presentations to Town Clerk.
May 1, 2013 Town Moderator holds STOWS meeting
May 6, 2013 Annual Town Meeting begins
May 14, 2013 Annual Town Election.

<i>Task</i>	<i>Priority</i>	<u>Long</u> <u>Median</u> <u>ShortTerm</u>	<u>Timeline</u> <u>to begin</u>	<u>PB</u> <u>Member(s)</u>
Zoning Compliance <ul style="list-style-type: none"> Establish Standard Process 	H	S	Complete Process Established	
Lower Village Traffic and Pedestrian Safety Master Plan	H	S	Ongoing	All
Sign Bylaw - Review and update Bylaw <ul style="list-style-type: none"> Review draft document for Lower Village Sub-Committee Design Standards Review area town bylaws 	H	S		Ernie/Brian
CLURPA – Comprehensive Land Use Reform and Partnership Act	H	S	08/10/10	All
Golf Course and Orchard Zoning <ul style="list-style-type: none"> Overlay District? Review EO418 buildout Review Area Town Bylaws 	H	S		Kathleen Lori
Lower Village Zoning <ul style="list-style-type: none"> Set goals Methods to achieve goals Zoning Bylaw Amendments Design Standards 	M	L	Ongoing 02/01/11 meeting with property	Steve

Posted: February 1, 2013

			owners	
Lower Village Common (Create a “sense of place”) • Report from Lower Village Committee	M	S		Lower Village Sub-Committee
Planned Conservation Development Bylaw (PCD) • Allow by Right • Designate Open Space First	M	S		
Review Section 3.9 (Non-Conforming Uses)	M	M		
Adult Entertainment Zone	L	L		
Floodplain Wetlands Overlay District • Review Floodplain Studies	L	L	Ongoing	

Special Permit Review

Kathleen	Arbor Glen
	Meeting House at Stow and Faxon Farm
Ernie Dodd	Bose Corp.
	C.W. Fuels
Steve Quinn	Center School Add/Reno
	Stow Community Recreation Park
	Hillcrest Ave. Wireless Service Facility
Lori Clark	Wheeler Road Wireless Service Facility
	Post Office and Gymnastics Club
	First Parish Church Wireless Service
Lenny Golder	Lower Village Place (Stow House of Pizza)
	Gleasondale Mill Wireless Service/New Cingular Wireless/Omni-Point