

TOWN OF STOW PLANNING BOARD

Minutes of the November 27, 2007, Planning Board Meeting.

Present: Planning Board Members: Ernest E. Dodd, Laura Spear, Kathleen Willis, Leonard Golder and Steve Quinn

The Meeting was called to order at 7:00 p.m.

Planning Board Members' Updates:

Gates Lane (Kane Property)

Ernie Dodd reported on the November 26, 2007 Capital Planning meeting.

In regards to the Kane property, there would have to be a change to the Bylaw in regards to open space within a Planned Conservation Development. The change would be to allow the required open space to be used for active recreation.

Butternut Farm Golf Course

If the Board is doing a site walk on Friday, it will meet in the parking lot by the clubhouse. Karen will confirm the meeting.

Lenny Golder arrived at this time.

Members reviewed a draft letter to Butternut Farm Golf Club and agreed to forward the letter, as amended.

Community Preservation Committee

Laura Spear reported on the November 26, 2007 Community Preservation Committee Meeting. The Community Preservation Committee voted to support an amendment to Article 4, reducing the cost of the development for the fields.

SPECIAL TOWN MEETING ARTICLES:

Members reviewed the articles for next week's special Town Meeting.

Question for Karen: were the 11 permits for accessory apartments on 1.5+ acres granted by right with site plan approval?

Members made changes to the slides (what I left you).

Article 15 (B) – Section 8.4.1.6 of the Zoning Bylaw

- Add requirement for a permit from the Board of Health for application of pesticides/herbicides on golf course site; and
- Change authority to determine location and frequency of testing from Planning Board to Board of Health.

Ernie Dodd moved to recommend Town Meeting take no action on Article 15 (B) per input from the Board of Health. The motion was seconded by Laura Spear, and carried by a unanimous vote of five members present (Ernie Dodd, Laura Spear, Kathleen Willis, Len Golder and Steve Quinn).

Article – 13 – Accessory Apartments

Steve Quinn will make a “cover slide” for the accessory apartment amendments.

The meeting adjourned at 9:00 p.m.

Respectfully submitted,

Laura Spear
Member