

Sutton Planning Board
Minutes
August 4, 2008

Approved _____

Present: R. Largess, Chairman, S. Paul, S. Hughes, T. Connors, D. Moroney, W. Whittier (Associate)
Staff: J. Hager, Planning Coordinator

General Business:

Form A plans

Deslauriers – Duval and Mumford Roads

Motion: To endorse the Form A plan for Deslauriers dated 7/24/08 showing one new building lot, S. Paul
2nd: W. Whittier
Vote: 6-0-0

Opinion – Mendon Road 3 Lot Cul-de-Sac – The Pearson brothers were present to seek the Board's opinion on a proposed cul-de-sac off Mendon Road with three house lots. The cul-de-sac is proposed to be 900'+ long. After extensive discussion about terrain and safety vehicle and personnel access, the Board said they would likely defer to the safety department heads on whether it would be appropriate to grant a waiver from the 500' dead end road length and also on whether a boulevard would be preferred although they do not like the idea of a boulevard exiting onto Mendon Road that is so narrow.

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Motion: To approve the minutes of 7/21/08 as amended, S. Hughes
2nd: S. Paul
Vote: 6-0-0

Correspondence

Windle – The Board asked that Chris Windle come in and speak to them regarding permitting of his landscaping location on Route 146 which was established without the correct permits.

Filing Cold Spring Brook Place – The Board Acknowledged the filing of a revised site plan with off site improvement for Cold Spring Brook Place which reduces the amount of retail space.

Public Hearing (Cont.) – Atlas Box -

Motion: To continue the hearing to 9/8 at 7:30 P.M., S. Hughes
2nd: S. Paul
Vote: 6-0-0

Proposed Bylaw Discussion

The Board discussed proposed bylaws at length with the input of Fire Department personnel. The Fire Department will work with the Building Department to formulate a comprehensive definition of height for submittal at Spring Town Meeting. The Board requested additional information on the size of various structures in town to finalize the square footage maximum for CCRC structures.

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Public Hearing (Cont.) – Kahale – 93 Wheelock Road

Mr. Kahale expressed great frustration with lack of information from the Board of Health on his septic system and as a result he can not proceed at this time. He asked for a withdrawal without prejudice.

Motion: To allow the withdrawal without prejudice of this application, S. Hughes

2nd: D. Moroney

Vote: 6-0-0

Motion: To Adjourn, S. Hughes

2nd: S. Paul

Vote: 5-0-0

Adjourned 9:30 P.M.