

Sutton Planning Board
October 4, 2010
Minutes

Approved _____

Present: T. Connors, S. Paul, R. Largess, D. Moroney, W. Whittier, J. Anderson
Staff: J. Hager, Planning Director

General Business:

Form A Plans - (W. Whittier recused himself as an owner)

Motion: To endorse the Form A plan showing a retreat lot on Town Farm Road for Town of Sutton/Whittier Farms dated 8/16/10, D. Moroney

2nd: S. Paul

Vote: 5-0-0

Minutes

Motion: To approve the minutes of 9/13/10, D. Moroney

2nd: S. Paul

Vote: 6-0-0

(D. Moroney steps off the Board due to conflict as an abutter)

Stonegates Compliance – Robert DeSilveira was present with owner George Lamothe to ask the Board for an extension on the amount of time to complete all site improvements. He noted he is working on a huge job and can't afford to pull his guys off the job to finish the wall at the store all at once. It was noted the door and landscaping also need to be completed. He stated he will be doing the landscaping himself and can get that done in the next few rainy days. He noted he can't afford the quality of door he wants right now and doesn't want to do a lousy door. He asked for 60 days to fully comply with the site plan.

Motion: To allow an additional 60 days to complete the door and wall and an additional 10 days to get in the landscaping, R. Largess

2nd: W. Whittier

It was noted if there is a freeze before the landscaping goes in, Roberto should contact the Planning Office to see how to proceed as it may not be smart to install the plants at that point.

Vote: 5-0-0

The Board reviewed and approved the signage proposed for the building and the free standing sign. Both signs will be externally lit. The Board stressed the free-standing sign location should be surveyed to ensure it is located properly outside the State layout.

(D. Moroney returns to the Board)

Bridle Path Covenant Extension

J. Hager explained that although the hearing to possibly revoke the subdivision approval will still continue in early November, both parties hope to resolve issues prior to that date. In which case, the owners of the parcel off Barnett Road are no longer opposed to an extension of the Covenant for this project. The Board confirmed taxes have been paid on the parcels involved.

Motion: To extend the time for completion of the project via the Covenant to 4/1/12, D. Moroney

2nd: T. Connors
Vote: 6-0-0

Commerce Park Bond Extension – The Board reviewed an e-mail from J. Coull explaining that he will need additional time to complete the project. J. Hager confirmed he is working with the Worcester Business Development Council (WBDC) to try to get some additional funding into the Park. Mr. Coull also noted several items within the current bond estimate with which he disagrees and feels the bonds should be reduced by this nearly \$30,000. The Sewer Superintendent has noted there is an issue with the generator at the pump station that has to be dealt with immediately. The Board will re-schedule this matter for consideration as soon as the generator issue is resolved.

Correspondence/Other

J. Hager noted the upcoming schedule of Citizen Planner Collaborative Training opportunities and asked the Board to notify her if they wish to attend any of the sessions.

(D. Moroney steps off the Board due to conflict as an abutter)

Public Hearing – Stone Crushers Transmission – 5 Harback Road

Robert Miller returned to the Board with a revised plan meant to address the Board’s concerns from the last several meetings. The Planning Director confirmed the plan is now complete.

Motion: To approve the revised plan for Stone Crushers dated 9/30/10 with the approval of all other boards, departments and commissions, especially the Building Department, R. Largess

2nd: S. Paul
Vote: 5-0-0

Motion: To close the public hearing, S. Paul

2nd: W. Whittier

Vote: 5-0-0

(D. Moroney returns to the Board)

Public Hearing – Accessory Apartment – 92 Hartness Road

The applicant has requested their application be withdrawn as they are not ready to proceed with a revised application at this time.

Motion: To Adjourn, W. Whittier

2nd: J. Anderson

Vote: 6-0-0

Adjourned 7:35 PM