

Sutton Planning Board
Minutes
June 17, 2013

Approved _____

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

General Business:

Minutes of 6/3/13 – Tabled to next meeting

Form A Plans: None

Correspondence/Other:

Stone Wall Rebuild – 281 Central Pike – J. Hager noted the owners at this address want to rebuild a rubble wall at this location. She showed the Board an aerial, drawings, and a description of the proposed work provided by the stone mason. There is current a rubble wall with a break for the driveway and one other 30' break. They want to rebuild the wall with the same stone, just a bit more orderly with no mortar and two smaller 8' breaks instead of the large 30' break for a total of three breaks. She noted several members she had contacted for advice did not think a public hearing process was necessary in this case as plans were presented that show the wall will be consistent with the intent of the scenic roadway bylaw, but she need to confirm the Board as a whole concurs.

R. Largess thanked the land owners and stone mason for asking noting that people often violate this bylaw and cause an enforcement issue by proceeding without notice. . He noted he used to hay the field on this property and confirmed there was an existing breaks other than the driveway necessary to get equipment in to maintain the lot. He felt that no public hearing was necessary noting he did not want to penalize people for doing the right thing and ample information has been provided about what will be done.

S. Paul said he agreed that a hearing wasn't necessary he just wondered what the wall looks like now and wanted to make sure what is proposed is not overly formal.

T. Connor stated he felt the Board should be consistent and hold a hearing to put the documents and drawing on the record and to make sure everyone's expectations are clear. Otherwise, he noted there really isn't an enforcement mechanism.

J. Anderson agreed with T. Connors.

A straw pole of the Board on whether a hearing should be required was a tie vote. S. Paul adjusted his vote to require a public hearing 3-1.

Public Hearing (Cont.) - Lavallee Accessory Apartment – 16 Mumford Road

The Applicant was not present. J. Hager noted there may have been an issue with notification.

Motion: To continue the hearing to 7/1 at 7:10 P.M., T. Connors
2nd: S. Paul

Vote: 4-0-0

Motion: To adjourn, R. Largess
2nd: T. Connors

Vote: 4-0-0

Adjourned 7:25 P.M.