



*Office of*  
**THE PLANNING BOARD**  
272 Main Street  
Townsend, Massachusetts 01469  
978-597-1700 x 1722 \* fax 978-597-1722  
jhollows@townsend.ma.us

**Jeffrey R. Peduzzi, Chairman**

Chris Jones, Clerk

**Karen M. Coughlin, Vice-Chairman**

Chris Nocella, Member

**Planning Board Meeting Agenda**  
Monday, January 6, 2014 7:00 p.m.  
Townsend Memorial Hall, Selectmen's Chambers  
272 Main Street, Townsend, MA 01469

**I. PRELIMINARIES:**

- 1.1 Call the meeting to order
- 1.2 Roll call
- 1.3 Additions or Deletions to Agenda Not Reasonably Anticipated by the Chair 48 Hours in Advance of the Meeting –
- 1.4 Acceptance of Minutes of 10/21/13

**II. APPOINTMENTS:**

- 2.1 7:05 p.m. ANR Plan – North End Road, M & K Grandview Farm, Lot Line Adjustment – Fieldstone Land Consultants
- 2.2 7:35 p.m. ANR Plan – 355 Main St., Richard Bullock, Executor, Estate of John Witmer, Revision of Lot Lines (on Plan not yet Recorded) – Ducharme & Dillis
- 2.3 8:00 p.m. Volunteer Response Form Submitted by Perry Tomasetti

**III. WORKSESSION:**

- 3.1 EBI Consulting Request for Comment RE: Proposed Cell Tower in West Townsend
- 3.2 Draft Amend: Rules & Regs RE: Scenic Road Act to Clarify Inclusion of Stone Walls
  - 3.2.1 Scenic Road Act Application Draft Amendment
  - 3.2.2 Zoning Bylaw Treatment of Stone Wall Removal w/Suggested Draft Amendment
- 3.3 MRPC District Local Technical Assistance (DLTA) Request for Service Delivery-Grant Funds
- 3.4 Stormwater Regulations Draft Document
- 3.5 Draft Amend: Rules & Regs Design Standards §175-16 A. (1)
- 3.6 Schedule Meetings for Jan. – Feb. – March  
Suggest: Jan. 27<sup>th</sup>(?), Feb. 24<sup>th</sup> & Mar. 31<sup>st</sup>
- 3.7 Draft Annual Report

**IV. CORRESPONDENCE:**

- 4.1 Copy of Letter from Zoning Enforcement Office RE: New High School Requirements
- 4.2 Memo from Town Administrator's/BOS Office in Response to 2014 License Renewals
- 4.3 Copies of Letters to Landscapers RE: Water Conservation Methods - New LawNS
- 4.4 Memo to Board RE: Question About Land Disturbance off Rt. 119
- 4.4 Notices from Townsend/Other Towns

**V. ADJOURNMENT:**

5.1

Next Regular Meeting Date: Monday, \_\_\_\_\_, 2013 at 7:00 p.m.