



Regular Meeting

June 14, 2010

ATTENDANCE:

MEMBER	PRESENT (X)	ABSENT (X)
Neil Bagdis	x	
Julie Jacobson	x	
David L. Bennett		x
Henry B. Stidsen, Jr.	x	
Pamela Vasil	x	

Other Attendees: Al & Robert Tracy, Holly Robert

(NB), Chair called the meeting to order at 7:07pm.

Meeting Minutes

- **Motion (HS) seconded (PV) to accept the May 17, 2010 Meeting Minutes. (NB) motion passed to accept (JJ) abstained as not at the May 17, 2010 meeting.**

Robert Tracy, 34 Holden Road, Renewal Application of Special Permit Temporary Accessory Use Apartment.

- (NW) confirmed that application and payment received for the renewal of the Special Permit Temporary Accessory Use Apartment.
- **Motion (HS) seconded (JJ) to approve the two-year renewal. All in favor**
- Mr. Tracy questioned the renewable procedure and was advised that if he did not renew, he would need to start the procedure again as a new permit, was also informed that it was not necessary for him to appear before the Planning Board for the renewal.

New Business

- (NB) explained to the Board that Ms. Holly Robert, who was present, had contacted him regarding foresting her 36 acre parcel on Richard Ave, (land over 10,000sq ft).
- (NB) did not believe that Ms. Robert was exploiting the land, no disturbance of soil, and did not feel that she needed a permit from the Board.
- Ms. Robert stated that there was a 25% slope in some areas of the land and that she did have approval from DCR under Chapter 132 to do Forest Cutting and provided the Board with a copy. Ms. Robert has employed Craig Masterman to do the forestry work to remove Red Maple and Poplar to allow the Ash and Black Cherry trees to grow back. A lot of the work was to repair damage caused by the 2008 Ice Storm and she has approval from Paxton Conservation Commission.
- Ms. Robert added that there would be some erosion control in the form of hay bails and water bars on the access road and she intended to plant Sugar Maple along the property on Rt 56.
- Ms. Robert has applied for funding from NRCS, but would go ahead with the plan, whether she received this or not.

- (NB) Ms. Robert was not putting in a well of clearing for a building lot, did not believe this needed a site plan review or special permit, neither did he believe this came under the Storm Water Regulation. Other members agreed.
- (NB) asked that (NW) contact the Town Administrator for confirmation.

Juniper Mist Sub Division Plan – 0 Marshall Street (Map 21 Lot 2) Subdivision Extension

- (NW) provided the Board with Form F Certificate of Amendment or Rescission of Approval of a Definitive Subdivision Plan but believed it to be too informal.
- (NB) asked that (NW) prepare a letter granting a one year extension per their request and zoning regulations expiring June 2011 and that it can be renewed each year. Once ready, they will sign.

Nancy Wilby Retirement

- (NB) thanked Nancy Wilby for her service to the Planning Board and to the Town, as Town Service Coordinator. All members present added their gratitude.
- Next meeting will be July 13, 2010.

Motion (NB) seconded (JJ) to adjourn the meeting at 7:36pm Unanimous all in favor.

Respectfully submitted,

Carol L. Riches,
Administrative Assistant