



MASSACHUSETTS
PLANNING BOARD

MEETING MINUTES
SEPTEMBER 22, 1980
DPW BUILDING, 8:00 PM

PRESENT Mrs. Bayne (Chairwoman); members, Mr. Weare, Mr. Phillips, Mr. Becklean; Planning Administrator, Mr. Dufresne; Mr. Calichman, Mr. Cross.

ABSENT Ms. McCarthy

APPOINTMENTS Mr. Calichman, Sanitarian and Director of the Acton Board of Health, presented to the Board a slide presentation on the subject of his responsibility as Director of the Board of Health and his role in subdivision and site plan approval. Among the topics addressed were percolation tests and soil analysis of deep test holes of sites as well as monitoring of the landfill and mosquito control.

MINUTES The meeting minutes of September 15, 1980 and public hearing of September 8, 1980 for Cloelia Terrace were approved as amended.

MOVED by Mr. Weare, second by Mr. Phillips, all members in favor.

VOUCHERS The following vouchers were approved for payment by the Board:

Minuteman Publishing	\$28.00
O'Brien Stationers	\$36.23
Minuteman Publishing	\$24.50

MOVED by Mr. Becklean, second by Mr. Weare, all members in favor.

ANR PLANS

The Board received a letter from Mr. Rae, Esquire for Avis J. Kroon, stating that ANR plan # 2752 has been withdrawn without prejudice.

The Board discussed ANR # 2751, which involves construction of a 50 foot wide, 600 foot long utility and access easement off of Nashoba Road in Acton. The Board's major concern was whether this plan was creating a way. Town Counsel advised that the Board would have a "defensible legal basis" for not endorsing the plan since the plan showed the creation of a way without Planning Board approval.

The Planning Board voted to deny Mr. Dufresne the authority to endorse ANR # 2751 entitled, "Plan of Land in Acton, Mass., Showing Access and Utility Easements", dated September 12, 1980, and drawn by Acton Survey and Engineering, Inc., 227 Central St., Acton, Mass., for Four Seasons Development Corp., 292 Great Rd., Mass., for the following reason:

That the layout shown on said plan constitutes the construction of a way including utilities within such way and that such a way should be shown on a plan for approval by the Planning Board.

MOVED by Mr. Becklean, second by Mr. Mr. Weare, all members in favor.

CLUSTER BY-LAW

The Board agreed to discuss the proposed cluster by-law at a meeting designated for this purpose scheduled for October 2, 1980 at 8:00 PM at the DPW Building.

HELICOPTER BY-LAW

Mr. Phillips spoke with Don Click and Tom Chestnut of Digital Equipment Corporation, who addressed DEC's policies for helicopter use, and their thoughts on projected use of helicopters for DEC's Acton facilities. Mr. Click and Mr. Chestnut stated that the Nagog facility's projected need for a Heliport would require a maximum of about 6 flights per day, and such light use may fail to justify heliport operations in North Acton. There is the "possibility" that personnel who need to travel to and from Nagog could use the Maynard heliport. Mr. Phillips concluded that no hardship would arise for Digital as a result of the helicopter by-law proposal.

DRAFT LETTER-TOC

The Board agreed to send a letter to Mr. Gates concerning the Board's position on proposed mental health residence-facility. Spelling mistakes will be corrected and the letter sent out.

HEATHER HILL ESTATES

The public hearing date for the definitive subdivision entitled, "Heather Hill Estates" has been set for 9:00 PM on October 27, 1980. Reviewing departments will be notified of this date and of the deadline for submission of their comments to the Board which is October 20, 1980.

CONFERENCES

Mr. Dufresne informed members of the Board that a conference sponsored by MAPC on the subject of Local Master Plans will be held on October 1, 1980 from 9:30 AM to 12:00 PM. Any interested members may attend.

BUDGET FOR 1982

Mr. Dufresne will draft the Planning Board's budget for fiscal 1982 to be discussed at the next meeting. The budget must be completed by October 15.

JOB DESCRIPTION/PAY SCALE

Mr. Dufresne has requested that the Board consider revision of the job description and pay scale of the Planning Administrator. Mrs. Bayne will speak to the Personnel Board and the Town Manager concerning this matter.

MEETING ADJOURNED 10:40 PM

Respectfully submitted,



William R. Becklean
Clerk

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