



Town of Pepperell

Planning Board

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MINUTES

Monday, April 12, 2010

Town Hall

Members Present: Nick Cate, Dennis Kane, Rick McHugh, Steve Themelis

CALL TO ORDER: Mr. Cate called the meeting to order at 7:05pm.

VOUCHERS:

- Payroll vouchers for weeks ending 4/17/10 and 4/24/10 were endorsed.
- Meisner Brem voucher \$2,650.00 for preparing final plans at Julia and Beaver Creek was endorsed.
- Wayne's Drains voucher for \$1,040.00 for work at Beaver Creek & Julia was endorsed.
- Lowell Sun voucher for \$217.60 for citizen's petition legal notices was endorsed.

ACCEPTANCE OF MINUTES:

- The Board M/S/V to approve the minutes of March 29, 2010.

ANR PLANS:

- None

ACTION/DISCUSSION ITEMS:

- Acceptance of Beaver Creek As-builts
Mr. Cate read the memo from Town Engineer, Bob Lee, reviewing the final as-built plans for Beaver Creek Circle. Mr. Lee's recommendation was to approve the plans. The Board agreed with this recommendation and M/S/V to accept the final as-built plans for Beaver Creek Circle.
Additionally the Board reviewed a recommendation for the Annual Town Meeting for acceptance of both Julia Lane and Beaver Creek Circle. Mr. Lee confirmed in a memo that all work to complete the roadways has been completed except for paving repairs on Julia and detention area clean-ups. He said that paving will be done prior to the meeting but that due to the recent heavy rains the detention areas will not be able to be cleaned until more drying out occurs. He ensured in the memo this work would be completed by the Highway Department with the remaining funds. The Board M/S/V to recommend acceptance of both roadways at the town meeting.

- ATM Recommendation Reports
The Board M/S/V to report to recommend the acceptance of Parker Hill Way.
The Board M/S/V to report that they do not recommend the acceptance of the Citizen's Petition articles regarding the kennels and dog day care zoning proposals.
The Board M/S/V to report recommendation of the WRPOD Bylaw amendments.
The Board M/S/V to report recommendation of the Wind Energy Bylaw proposal.

APPOINTMENTS/HEARINGS:

- **7:15pm – Public Hearing** – SP2010-01 Application for Special Permit for Common Driveway under Section 6200 of the Zoning Bylaw on property located at Nissitissit Lane and Pierce Street and shown on Assessors Map 11 as Lot 2. Applicant: H.E.S. Realty Trust, Harold West, Trustee, 64 Woods Court, Dunstable, MA 01827.
Mr. Cate opened the continued public hearing at 7:17pm. Mr. Themelis read the request of the applicant to continue. The Board M/S/V to continue the Public Hearing to Monday, April 26, 2010, 7:30pm.

CORRESPONDENCE/OTHER:

Mail was reviewed.

Without any further business the meeting was closed at 8:05pm.

APPROVED:

Nicholas A. Cate

Mark F. Marston

Dennis A. Kane

Richard C. McHugh, Jr.

Stephen C. Themelis