



## ACTON PLANNING BOARD

Minutes of Meeting  
September 27, 2005  
Acton Memorial Library

DRAFT  
IIA.

Planning Board members Mr. Greg Niemyski (Chairman), Mr. Christopher Schaffner (Vice Chair), Mr. William King (Clerk), Ms. Ruth Martin, Mr. Gary Sullivan, Michael Densen, and associate Bruce Reichlen attended. Also present was Town Planner, Mr. Roland Bartl and Planning Board Secretary, Kim DeNigro.

Mr. Niemyski called the meeting to order at 7:33 PM.

Mr. Edmund Starzec arrived at 7:50 PM.

### I. Citizens Concerns

No concerns.

### II. Consent Agenda

A. The minutes of 8/23/05 were approved unanimously as drafted.

### III. Reports

**CPC:** Roland Bartl reported that CPC met with housing and historic groups to discuss potential projects for the coming year.

**EDC:** Roland Bartl reported that EDC met with a local business owner to discuss zoning. They also discussed preparation for the state of the town meeting.

**MAGIC:** William King reported that they met in Bedford and had discussed state surplus property and up-coming meetings.

**40B Working Group:** Roland Bartl reported that they are getting ready to put out a final draft of the 40B policy for review.

**South Acton Commuter Rail Task Force:** Gary Sullivan reported that they had their first meeting and one of the members is communicating with MBTA. Mr. Sullivan stated that they are putting something together for next town meeting.

### IV. Tree Removal and Re-grading on Pope Road

The applicant Mr. James Fenton was present. The Board reviewed the staff's memo regarding the sight distance at the intersection of Brabrook Road and Pope Road. Jim Fenton stated that he is working with Bob Cowan, Safety Officer, on moving the speed limit sign further up Pope Road and he is also in contact with NSTAR to move the utility pole.

Abutters in attendance raised questions and concerns regarding:

- A utility pole being too close to the street.
- Lowering the speed limit and posting another speed limit sign.
- Removal of trees.
- Too many close calls regarding speeding traffic.

The Board agreed to have Mr. Fenton's engineer reevaluate the sight distance at the intersection of Brabrook Road and Pope Road with a changed speed limit and submit their findings and recommendations. The Board asked Mr. Bartl to submit a letter to the Board of Selectmen regarding the speed limit and resolved to discuss the matter again at the next meeting.

### V. Ellsworth Village – Flagg Road Water Main Alternatives

The Board members reviewed staff's memo regarding the cost of constructing a pathway to Brookside Shops compared to the cost of installing a water main on Flagg Road. Staff had been asked to explore other alternatives and to report back to the Board.

In conclusion, the cost of the water main was too expensive compared to the pathway, there were no other alternatives, and the Board waived the condition to install a water main.

**VI. Discussion about construction work on Sundays**

Board members discussed special permit conditions on the hours of construction and resolved to no longer include such conditions in future special permits.

**VII. Affordable Housing Zoning Amendments**

Board members briefly reviewed the staff memo regarding zoning changes for affordable housing and then agreed to discuss it further at next meeting.

Mr. Schaffner moved to close the meeting, Mr. Sullivan 2<sup>nd</sup>; all voted in favor.

The meeting adjourned at 8:40 PM.