



# Town of Carlisle

MASSACHUSETTS 01741

ROBERT B. THOMSON, Clerk  
Log Hill Road  
CARLISLE, MASS.

Office of  
**PLANNING BOARD**

MINUTES OF MEETING: JULY 14th, MONDAY, 8 PM.

1. Deck House asked for and received approval for new grade lines for the road bed in Indian Hill #2. Plans were submitted and approved.
2. G & M Trust (Peter Maio) presented final plans. Their engineer (Mr. McKechnie) reviewed the plans and previous points brought up by Mr. Perley:  
General:
  1. Catch basins O.K.
  2. Underdrains to be designed as required. Use will depend on field conditions. There will be a note on the final plan "if required". Installation per Carlisle specifications.
  3. Details of structures O.K.
  4. Flow easements to be prepared by their lawyer (Mr. Nicholson). Not ready yet. Easements between lots 16-17, 19-20, 5-6, 15-16, and elsewhere as required.
  5. Drainage calcs. O.K.
  6. Will use Cape Cod berm throughout O.K.
  7. Cross section of roadway to be modified to show C.C. berm design.
  8. Curve info on plans to be reviewed by Mr. Perley.

Laurelwood Drive:

1. Perley to review new plan in detail.
2. Catch basins done per Perley.
3. Plans showing drain easements due to Perley. Work is done.
4. Sight distances worked out and O.K.
5. East St. intersection OK as planned.

Hemlock Hill Rd.:

1. Will add catch basin in 1 plus o vicinity.
2. Has added catch basin at 10 plus 50 O.K.
3. Plans and profiles completed.
4. Sight distances done.
5. Turnaround designed O.K., but minor change due on drawing to show outline.

Added:

1. Numbering sequence for P.O. convenience will be done separately.
2. The legend required on plan will be put there for buyer protection.
3. Underground wiring still waiting on Edison.

Status:

1. Mr. Perley will review revisions, when he gets them.
2. Mr. Perley will report to the Board with his findings.
3. Board will act. Deadline of extension is Friday 7-18-69.
4. Board of Health report will be reviewed before final action.



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July 14th Meeting - Continued:

3. Citizen complaint received from Mr. Donald Cochran regarding Edison poles being placed too close to edge of paved surface in DiBonas subdivision. Other problems in town related to placement violations brought up. Problem of correction of past Edison errors discussed. It was noted that the Board designated the road through the DiBonas subdivision as a "through street", requiring poles be back 6' from edge of roadway pavement. Board will investigate.
4. Citizen complaint received from Mr. Donald Cochran regarding sight northward at corner at north end of DiBonas subdivision. Trees and shrubs obscure view. Hazard to safety when entering Stearns St. Mr. Ferley will review and report to the Board.
5. Cal-Mor Realty (Joe Moore) reviewed plans for subdivision off East Riding Drive known as "Little's Woods". Their engineer (Mr. McKechnie) explained details.

General:

1. Legend on document to be filed with plan is O.K., providing it contains the wording the Board wishes. They agreed.
2. P.O. #'s on plan O.K.
3. Structure dwgs. O.K.
4. Drainage calcs. O.K.
5. Berm (Cape Cod design) will be provided on all ~~##~~ grades 3% or more.
6. O.K.
7. Roadway plans O.K. as shown on revised plans.
8. Underground wiring will be put in if Edison foots the bill.
9. Stationing of catch basins done O.K.
10. Underdrains - typical O.K.; if field conditions require, they will be installed. This will be part of approving instrument from Board.
11. Cross section details O.K.
12. Curve info O.K.
13. Flow easements not done. Terry Herndon to show their lawyer (Mr. Carrig) a typical document.
14. Conservation easements will be done if Conservation Commission details the easement wording desired and Selectmen concur.

Glen Ridge:

1. Levelling at Volckman corner O.K.
2. and 3. Low points and brook culvert corrected on plans O.K.
4. Catch basins from station 7 to 7 plus 50 not yet done. Will do.
5. Will do and report to Perley.
6. Sight distances O.K.

Tophet Rd.:

1. New pavement location O.K.
2. Details O.K. per Ferley.
3. Will accomplish.
4. Profiles for easements and pipe outlets to be provided.
5. Sight distances O.K.
6. New road near Melanson O.K.
7. Sight easement to be provided at corner to Tophet-Glen Ridge. Bank to be removed. No trees or shrubs left to obscure view around corner, or permitted in future. Stub to be paved to driveway for lot #38. Finish grade to end of stub. Terry



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July 14th Meeting - Continued:

Herndon to check with Highway Dept. relative to paving and turnaround at end before final Board ruling.

8. Radius OK as is.

6. The Board of Health disapproval of the Peter Maio subdivision was discussed. More data asked of the Board of Health so that Planning Board can make a final finding.

7. Release of the Indian Hill #1 bond was discussed. Mr. Thomson will report to Mr. Finnigan that Mr. Perley will study the road as it now stands and determine findings to be reported back to the Board for final action on bond release.

8. Conservation easements in general were discussed relative to overall town policy. It was suggested that "Storm Water Easements" under Section 4 - B - 2 might work as well in the Joe Moore situation. Overall policy not yet determined.

Meeting adjourned 11:15 PM.

Present at meeting: Chairman Terry Herndon  
Henry Hosmer  
David Spaulding  
Joe Macone  
Clerk Bob Thomson  
(Engineer David Perley)

Respectfully submitted:

Robert B. Thomson  
Clerk

CARLISLE PLANNING BOARD

TERRY HERNDON, CHAIRMAN

AGENDA FOR MEETING JULY 14, 1969

8:00 PM - SELECTMEN'S ROOM

OLD BUSINESS

1. Fox road-description report progress (TH)
2. Acts before the Legislature we should note (DS)
3. Report on two General Laws affecting roads (HH)
4. "By-Pass Planning Committee" report (RT)
5. Long-Range-Planning-Coordination meeting for Sept. (TH)
6. P.O. developments - if any (TH)

NEW BUSINESS

7. Sanford lots on Bingham Rd. (RT)
8. Perley report on Maie subdivision (DP)
9. Perley report on Moore subdivision (DP)
10. Conservation Easements on Moore land (RT)
11. Report of Town Council to Board re Moore application (JM|FS)
12. Executive Session - if required (TH)

Robert B. Thomsen, Clerk