

CARLISLE PLANNING BOARD

MINUTES

JANUARY 4, 1993

Present:

Scott T. Evans, Chairman (Historical Commission)
Kenneth Ernstoff, Vice Chairman (ZBA, Conservation
Restriction Advisory Committee)
Richard Colman, Treasurer (Conservation
Commission, Environmental
Monitor)
Vivian Chaput (Housing, Master Plan)
George B. Foote, Jr. (Capital Requirements
Committee; plan modification review)

Elaine H. Olden,
Planner Assistant

Meeting called to order at 8:00 p.m.

Appointment of new member

In a joint meeting with Selectmen Wanda Milik and Phyllis Nei, the members voted as follows on motion of Ms. Milik seconded by Mr. Colman to appoint Rick King of 340 Acton Street to fill a vacancy on the Planning Board until the 1993 election: Mr. Ernstoff, yes; Mr. Colman, yes; Ms. Chaput, yes; Mr. Foote, yes; Ms. Milik, yes; Ms. Nei, yes; Mr. Evans, yes.

In other joint business, the Selectmen updated the Planning Board members on the search for office space and authorized the Planning Board to consult Town Counsel about covenants as security for subdivision road completion.

At 8:45 p.m., the Selectmen left the meeting.

Public comment on possible Master Plan goal conflicts

Several residents commented on the worksheet of possible Master Plan goal conflicts prepared by the Planning Board. Their comments confirmed the priority order of the goals established at the Community Planning Day and suggested that, with careful planning, it is possible to accomplish the lower-priority goals without conflict with the higher-priority goals. The comments also discounted the validity of many of the conflicts delineated on the worksheet. A possible misunderstanding about the meaning of "town center" was described: one discussion group at Community Planning Day used the phrase to mean any meeting place for town residents, not necessarily one in the center of town.

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On motions by Mr. Ernstoff seconded by Mr. Colman, the members voted unanimously to accept the minutes of the following meetings as presented: October 13 and 26; November 9 and 30; December 14.

Bills

The members authorized payment of bills as presented.

Request for release of security for Cranberry Hill Lane

On motion by Mr. Foote seconded by Ms. Chaput, the members voted unanimously to find that the construction/installation is complete in accordance with the approved plan and conditions and the rules and regulations of the Carlisle Planning Board pursuant to M.G.L. Ch. 41, S. 81U, with the exception that the Board has not been reimbursed for expenses incurred by the Board for professional services in connection with the review/inspection of the Definitive Plan and subdivision in the amount of \$2635.75 and further that the Planning Board authorize any member of the Planning Board to write a letter to The Co-operative Bank of Concord releasing the security upon receipt and collection by the Town of a check payable to the Town of Carlisle in the amount of \$2,635.75.

Annual Town Report

The members approved the general outline for the annual report and instructed Mrs. Olden to prepare the report.

Organization Chart proposed by the Selectmen

The members discussed an Organization Chart for the Town of Carlisle received from the Selectmen with a request for comment. The members agreed that the chart did not accurately reflect the volunteer government which is a valued characteristic of the town. Ms. Chaput agreed to write to the Selectmen explaining the members dissatisfaction with the chart.

School buses on unaccepted subdivision roads

Mr. Evans said he would try again to invite Mr. Hult of the School Committee to meet with the Board.

Review fee for "Preliminary Plan A" (Prospect Street)

On motion by Mr. Foote seconded by Mr. Ernstoff, the members voted unanimously (1) to make payment of \$535.50 to the Town from the review fee account for "Preliminary Plan A" submitted by Northbridge Trust for property off Prospect Street for the expense incurred in legal fees for Town Counsel's services; and

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(2) to release the balance in the account to Stamski and McNary, Inc., 80 Harris Street, Acton, MA, representatives of the Northbridge Trust. Mr. Colman said he would sign a letter and deliver it to the Town Accountant.

Job description for the Planner Assistant

The members reviewed the draft job description for the Planner Assistant, discussed it at length after Mrs. Olden excused herself from the room, and made some changes.

Clerical Assistance

The members instructed Mrs. Olden to determine if Joan Dalton plans to provide clerical assistance to the Board.

Master Plan

Ms. Chaput reported that Mr. Symonds, Town Moderator, will accept a warrant article asking for Town Meeting endorsement of the Master Plan goals, with the article to be drafted by Town Counsel. After discussing Mr Symonds' recommendations, the members instructed Mrs. Olden to review possible goal implementations and report to the Board.

Next meeting

The members agreed to meet on January 18th, especially for work on the Master Plan.

Meeting adjourned at 12:00.

Respectfully submitted,

Elaine H. Olden
Planner Assistant