

**Ashfield Planning Board
Minutes of September 16, 2009**

Members Present: Michael Fitzgerald, Chairperson (MF)
Chris Farley (CF)
Ken Miller (KM)
Judy Haupt (JH)

Others Present:

The meeting is called to order at 7:35 pm.

1. Board reviews the mail.
2. Board review and accepts the September 3, 2009 meeting minutes as amended.
3. MF reports that the Select Board has given approval for the Board to use its' money to pay the clerk's salary.

MF is aware of two potential special permit applications that may go before the Board soon. The Board discusses whether there is enough money in the budget to pay for the clerk's additional hours during a special permit case. It is determined that this will not be a concern because the Board recently voted to for the applicant to be responsible for the special permit advertising / abutters notification, rather than the clerk. CF will continue to work on an instruction document to assist special permit applicants.

4. Board discusses that there is a renewed interest in town about the cell tower topic. The Select Board has invited people to discuss this topic at their next meeting. The Board agrees to attend the next meeting on Monday, September 21, 2009 at 7:00 pm. Because a quorum will be in attendance, BS will post a meeting notice.
5. HCI conference report – Several Board members attended on Saturday, September 12, 2009. MF mentions that he would like to Board to consider several things he learned in the Green Subdivision session for the AFD: 1) reduce topographical alterations; 2) reuse existing storm water design / for builders to not interrupt natural storm water drainage; 3) a minimum and maximum lot size; 4) giving points for solar orientation of lots; 5) successional landscape standards; 6) Designing the subdivision from the landscape's point-of-view, rather than the people's; 7) plan the entire site to absorb water, rather than controlling it.
6. MF reports that he let a message for J. Hawkins regarding K. Gibson and R. Masse's concerns. J. Hawkins has not yet responded.
7. Board reviews, edits, and/or discusses the following elements of the AFD:
 - o Page 4, #4c - removal of "...pursuant to Section 5.2 of the..." because it does not exist in the Rules and Regulations Governing the Subdivision of Land in Ashfield.
 - o Discussion regarding site drainage design and reducing the topographical alterations (minimize cut and fill / reduce import / export of fill).

The meeting ends at 9:25 pm.

Respectfully submitted,
Barb Sussbauer

2/9/2010