

**PLANNING BOARD MEETING**  
**AMENDED 9.18.2020**  
**Tuesday, September 22, 2020**  
**Online Meeting, via Zoom**

Instructions for accessing the online meeting:

Join the Zoom Meeting Online at: <https://us02web.zoom.us/j/89392570323> Meeting ID: 893 9257 0323

For Audio only: Dial 1-646-558-8656, when prompted enter Meeting ID: 893 9257 0323, #

1.	7:00 PM	Call to Order
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***Planning Board Administrative Items***

1.		Review Correspondence and Minutes
2.		Public Input
3.		Planning Board Members' Updates (News and Views, Committee Reports and Work Plan Update)
4.		Planner's Report

***Appointments/Discussion/Action Items***

1.	7:30 PM	Approval of Landscaping Plan, Collings Foundation
	8:00 PM	Chris Merrill – Adequacy of Way Discussion
2.		Approval of Performance Guarantee, 79 Edgehill Road
3.		137 Harvard Road Zoning Violation
4.		Debrief of Athens Lane Concept Plans and Active Adult Neighborhood Bylaw Update
5.		Lower Village Revitalization Subcommittee Member Appointments

**CORRESPONDENCE:**

09.03.2020 From: Sue Carter, Places Associates, Re: Toll Brothers As-Built Plans  
 09.04.2020 From: Jen Gero, Re: Letter of Interest, Lower Village Revitalization Subcommittee  
 09.09.2020 To: Katie Fisher, Re: Lower Village Improvements  
 09.10.2020 To: Mike Kopczynski, Stow Municipal Affordable Housing Trust, Re: Athens Lane Zoning Discussion  
 09.10.2020 To: Denise Demboski, Town Administrator, Re: IT Compact Grant  
 09.10.2020 To: Leigh Hilderbrandt, Re: Sitewalk Review  
 09.10.2020 From: Leigh Hilderbrandt, Re: Sitewalk Review  
 09.11.2020 From: Steve Nadeau, Highway Superintendent, Re: Shared Streets Grant Update  
 09.15.2020 To: Bob Collings, Collings Foundation, Re: Approval of Planting Locations

**TOWN BOARDS AND COMMITTEES:**

09.04.2020 Conservation Commission, Notice of Public Hearing, Request for Determination of Applicability for installation of a new well and utility lines, 66 Hiley Brook Road  
 09.09.2020 Conservation Commission, Order of Conditions, Construction of a rock revetment, installation of granite steps, tree and shrub removal within buffer zone of Lake Boon, 33 Hale Road  
 09.09.2020 Conservation Commission, Certificate of Compliance, 63 Kingland Road  
 09.09.2020 Conservation Commission, Order of Conditions, Culvert Rehabilitation at Hudson Road and Walcott Street  
 09.09.2020 Conservation Commission, Order of Conditions, Demolition and reconstruction of house within buffer zone of Lake Boon, 74 Pine Point Road  
 09.14.2020 Conservation Commission, Notice of Public Hearing, Annual Lake Boon drawdown for weed control

**PUBLICATIONS:**

August 2020 Zoning Practice

**NEIGHBORING TOWN CORRESPONDENCE:**

09.04.2020 Town of Harvard Zoning Board of Appeals, Notice of Decision, Approval of Special Permit for pre-existing nonconforming structure  
 09.14.2020 Town of Maynard Planning Board, Notice of Public Hearing, Determination of Noncompliance  
 09.15.2020 Town of Maynard Zoning Board of Appeals, Notice of Decision, Approval of Variance to create nonconforming lot and increased density through Approval Not Required process  
 09.15.2020 Town of Maynard Zoning Board of Appeals, Notice of Decision, Approval of Special Permit and Site Plan to convert school to a multifamily dwelling containing 12 units

- 09.17.2020 Town of Boxborough Zoning Board of Appeals, Notice of Public Hearing, Special Permit for a reduced frontage lot
- 09.17.2020 Town of Boxborough Planning Board, Notice of Public Hearing, Scenic Road Permit, Public Shade Tree Removal, and Stone Wall Alteration to construct a driveway
- 09.17.2020 Town of Boxborough Zoning Board of Appeals, Notice of Public Hearing, Special Permit to alter a nonconforming structure
- 09.17.2020 town of Boxborough Zoning Board of Appeals, Notice of Public Hearing, Special Permit to install a trailer during bank renovations

**LOOKING AHEAD:**

- 09.29.2020 Planning Board Meeting
- 10.06.2020 Planning Board Meeting
- 10.13.2020 Planning Board Meeting

*Posted 09.18.2020 at 6am*