

Memo: November 19, 2007
To: Planning Board
From: Rick Brown
Subject: LHR Staff Meeting

Present were: Mike Grant, Al Robinson, Richard Seegel, Lenore Mahoney, Eric Tardif (Assistant Building Insp.) and Rick Brown

A meeting was held today, by request of Mike Grant concerning administration of LHR.

Recommendations from meeting- considerations for regulations -

1. Three year look back for regulations to cover 9%, 9%, 9% etc.
2. There should be a notarized decision to go on file at Registry of Deeds – particularly to make sure next owner is aware of decision.
3. PB decision must also be filed with ZBA and Town Clerk to verify no appeal.
4. Establish bond provisions in regulations to secure landscaping compliance for winter approvals requiring landscaping.
5. Suggestion that approvals contain “findings.” In the case of a disapproval state wherein the Standards and Criteria have not been satisfied.
6. Where existing trees/shrubbery/vegetated screening is required to be retained include language on pruning of limbs.
7. Have applicant suggest the boundaries of the neighborhood considered. The PB can then accept or reject with reasons stated.
8. Land owner must be applicant.