

Planning Board  
Minutes  
Longmeadow Fire Department Conference Room  
Thursday, November 9, 2006  
7:00 pm

Chair Person Walter Gunn called the meeting to order at 7:03 pm.

**Present at the meeting:** Walter Gunn, Bruce Colton, Richard Curran, Louis Kornet and Roy Johansen.

**Announcements:** None at this time.

**ANR Applications:** None at this time.

**9:10 pm Acceptance of Minutes:** Planning Board member Bruce Colton made a motion to accept the Regular Meeting Notes of the August 7<sup>th</sup> and October 5, 2006 as presented. Planning Board Member Louis Kornet seconded the motion. Chair Person Walter Gunn called a vote and the motion carried unanimously.

**7:03 pm Visitor Comment and question Period (10 minutes total time)** - None at this time.

**7:04 pm Old Business:**

- 1. Update PVPC Town funded Technical Assistance Project, Eric Twarog, representative of the PVPC** - Mr. Twarog announced that the Town and the Planning Board were awarded the full amount of their State Smart Growth Grant application, about \$13,000. Because some items identified within the scope of work under the assistance project fall under the Grant, the Planning Board Assistance Project can now be amended to include new items. The Board reviewed several documents with Mr. Twarog such as check lists, application forms and the Subdivision Rules and Regulations. Some items will be discussed with specific Town Officials for clarification. The Planning Board will meet with Mr. Twarog in a few weeks to continue the review.

**8:10 pm New Business –**

- 1. Application for site and Design Review: Jeff LeBeau, Baystate Environmental Consultants, RE: Parcel of land on Dwight and Converse Streets.**
  - a. Review Application and Preliminary Discussion with applicant.** – Mr. Jeffrey LeBeau, Jr. Project Engineer from Baystate Environmental Consultants gave a detailed presentation to the Planning Board. The proposed project includes construction of an 11,750 square foot, one-story professional/medical building along with associated parking, landscaping and drainage. Part of the project includes the widening of Dwight Street on the west side to allow for an exclusive left turning lane into the site from

northbound traffic on Dwight Road. Mr. Rajat Mathur, a consulting engineer from Purcell Associates, gave a detailed traffic report to the Planning Board as well.

- b. Set date for Public Hearing-* A Public Hearing date was scheduled for Tuesday January 9, 2007 at 7:00 pm. Location is to be announced pending the availability of the Community House.

*9:05 pm Correspondence:*

- Planning Board Member Richard Curran mentioned the signs on the Danalis property advertising lots for sale. It was determined that Building Inspector, Mark Denver, did in fact send a letter informing them that the size of their signs were not in conformity with the Town's bylaws. However nothing about content of the sign was mentioned. Chair Person Walter Gunn will speak with Mark Denver.
- There was some discussion regarding signs at the Irving station on Longmeadow Street that are not in conformity with the Town's bylaws. Board Member Roy Johansen will contact Mark Denver.

Board Member Louis Kornet made a motion to adjourn the meeting. Board Member Bruce Colton seconded the motion. Chair Person Walter Gunn called a vote and the motion carried unanimously. The meeting was adjourned at 9:15 pm.

Respectfully Submitted,

Stacy Wieners  
Recording Secretary