

**PLANNING BOARD
RECORD OF MINUTES AND PROCEEDINGS
OCTOBER 12, 2004**

The Planning Board of the Town of Weymouth held a public meeting on Tuesday, October 12, 2004 at 7:30 pm at McCulloch Building, Whipple Center Conference Room, 182 Green Street, Weymouth, MA

Present: Paul Dillion, Chairperson
Walter Flynn
Paul Hurley
Mary Akoury
Scott Curry
Staff: Rod Fuqua, Principal Planner
Paul Halkiotis
Recording Secretary: Janet Murray

Paul Dillion called the meeting to order at 7:30 pm.

A MOTION was made by Paul Hurley to accept as written the minutes from the September 21, 2004 Planning Board meeting and was seconded by Mary Akoury and UNANIMOUSLY VOTED.

FORM A PLANS

28 Wainwright Avenue – Sheet 55, Block 611, Lots 56, 58, 65, & 67

This property is located in Pine Grove at Union and Liberty Streets. The landowners are swapping land. These are two existing lots. No buildable lots were created.

Scott Curry made a MOTION to APPROVE the Form A plan for 28 Wainwright Avenue – Sheet 55, Block 611, Lots 56, 58, 65, & 67 and was seconded by Mary Akoury and was UNANIMOUSLY VOTED.

PERFORMANCE GUARANTEE – DEREK DRIVE

This is a request for a bond reduction to \$5,450.00. Derek Drive is located in the Jackson Park subdivision. Engineering plans have been submitted. Rod Fuqua noted that subdivisions will now be required to maintain a 12% contingency fund. The town currently has a 5% contingency requirement. The contingency fund will be reduced as the project reaches various stages of completion.

Paul Hurley made a MOTION to APPROVE the request to reduce the bond for Derek Drive to \$5,450.00 and was seconded by Scott Curry and was UNANIMOUSLY VOTED.

OPEN SPACE PLAN UPDATE

Paul Halkiotis updated the Planning Board regarding the Open Space Plan. He stated that Chapters 1-3 have already been given out to the Board. He noted that he is currently working on the ADA/Handicap accessibility appendix. This will involve an evaluation the town's

RECEIVED
2004 OCT 27 P 12:09
OFFICE OF THE TOWN CLERK
WEYMOUTH, MASS

Planning Board
October 12, 2004

approximately 30 parks and playgrounds. The parks and playgrounds will be listed along with a time frame and plan to comply with the ADA. Town programs will also be evaluated. One full service park in each area of town would be initially targeted. Gale Associates will produce a conceptual plan and then design the proposed changes.

The town received 4 proposals. Gale Associates was chosen to create a transition plan. They have done this for several other towns. A full draft should be available by the end of the calendar year. There is \$18,400.00 available from a block grant to fund this plan. This plan will demonstrate to the State that the town is working on accessibility.

Mr. Halkiotis noted that two workshops were held on May 4 and May 18, 2004 to discuss the Open Space Plan and good feedback was received.

Walter Flynn stated that he was disappointed with some design elements in the new Kids' Landing. In his opinion it required an adult to be in two places at once when supervising a child on some of the apparatus. Paul Dillon stated that he will investigate this.

There was discussion regarding the town's recreation needs and the importance of maintenance. It was noted that the State is looking to sell the MDC Connell Rink & Pool facility. The facility is currently in poor shape and would require significant renovations. Mary Akoury felt the Town needed an ice skating facility.

Board members found no need to make any changes to Chapters 1-3. Mr. Halkiotis stated that he would return in December with another update.

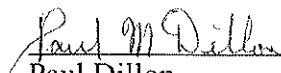
A question regarding the existence of a Town Forest was mentioned. As far as the record shows, there is no land in Weymouth with the designation of Town Forest. However, the Torrey Bird Sanctuary and the Great Pond Area certainly fit that idea.

It was noted that there are a number of buildings for lease in the Libbey Industrial Park. The Town recently changed the bylaws to allow medical usage. It was noted that there is not much land left to development due to the constraints created by the presence of ledge, steep slopes, and wetlands. It was also noted that Performance Drive is a private drive and that Libbey Parkway is on town owned land.

CAPITAL BUDGET

James Wilson will give a capital budget update at the next meeting on October 26, 2004.

There being no further business, a MOTION was made by Scott Curry to adjourn and was seconded by Paul Hurley, and UNANIMOUSLY VOTED.



Paul Dillon
Chairperson

10/26/11

Date