

**SUDBURY BOARD OF SELECTMEN**  
**AGENDA**  
**TUESDAY, AUGUST 12, 2003**  
**Town Hall, 322 Concord Road**

1. 7:30 p.m. Opening remarks by Chairman Roopenian.  
Citizen petitions.
  
2. 7:35 Meeting with the Conservation Coordinator:  
**Vote/Sign** a) Question of accepting three Conservation Restrictions as follows:
  - 1) Conservation Restriction granted by Sean Quinn Curran and Kelley Khozozian Curran, on 37,417 sq. ft. of land on Lot 3 at Boston Post Road, shown on "Plan of Easements Sudbury, Massachusetts" prepared for M. C. Harrington Development, drawn by Hannigan Engineering, Inc., dated \_\_\_\_\_.
  - 2) Conservation Restriction granted by Michael D. Harrington Development, Inc., on 36,615 sq. ft. of land on Lot 2 at Boston Post Road, shown on "Plan of Easements Sudbury, Massachusetts" prepared for M. C. Harrington Development, drawn by Hannigan Engineering, Inc., dated \_\_\_\_\_.
  - 3) Conservation Restriction granted by David I. and Amy L. Rose in perpetuity on 3.39 acres of land located at 35 Stone Root Lane, shown on "Plan of Conservation Restriction Area in Sudbury, MA", dated May 24, 2000, prepared by Central Mass. Engineering & Survey, Inc.  
*Town Counsel has approved documents.*

b) Review of the Draft Comprehensive Conservation Plan (CCP) and Environmental Assessment (EA), dated April 2003, for three refuges in the Eastern Massachusetts National Wildlife Refuge (NWR) Complex: Assabet River, Great Meadows and Oxbow National Wildlife Refuges. (Comment period closes September 3, 2003.)
  
3. 8:00 Meeting with the Community Housing Committee to discuss adoption of Interim Housing Goals relative to application for Executive Order 418 certification. *Town Planner to attend.*
  
4. 8:20 Question of accepting a Sidewalk Easement dated June 19, 2003, from the Willow Hill  
**Vote/Sign** School on property at 98 Haynes Road, and of amending the Board's approval dated July 22, 2002, of Site Plan #02-367, by modifying Condition 13(a) to require a 10 foot wide walkway easement, instead of a 20 foot walkway easement, at the request of the Director of Public Works.
  
5. 8:30 **Public Hearing:** Consideration of Site Plan Application #03-370 of Sudbury Valley  
**Vote/Sign** Trustees, a non-profit organization, for approval of a site plan in accordance with Town of Sudbury Bylaw Article IX.6000, Section 6300, Site Plan Review, and Section 2130, Exempt Uses (educational), for a change in use from residential to business for location of the Sudbury Valley Trustees headquarters involving minimal exterior renovations to the existing structures, construction of a parking lot and other site improvements on property at 18 Wolbach Road, owned by the Sudbury Valley Trustees, and zoned Residential C-2. Also, question of approving a Public Way Access Permit application dated July 11, 2003. (Discussion continued from July 22, 2003.)

*Applicant: Ron McAdow, Director, and Ellen Sturgis, Director of Operations, Sudbury Valley Trustees.*

*Engineer: Schofield Engineering Group, Wayland*

*Architect: Sterling Associates, Inc., Cambridge*

*Application was received 6/19/03; 120-day review period expires 10/17/03.*

*Draft Decision to be considered for approval.*

Consent Calendar

6. **Vote** Question of approving minutes of July 9, 2003 (special session), July 15, 2003 (regular and executive sessions), and July 22, 2003 (regular and executive sessions).
7. **Vote** Question of accepting a donation in the amount of \$6,580.33 from Jerry Kazin, on behalf of Sudbury Youth Boys Basketball, and authorizing its deposit into a special revenue fund and expenditure for expenses associated with recreation programs, sports equipment and scholarships that will benefit the youth of Sudbury.
8. **Vote** Question of accepting a grant in the amount of \$2,000 from Tenet Healthcare Foundation, to be separately accounted for and expended by the Fire Department for EMT Training.
9. **Vote/Sign** Question of accepting a Walkway Easement granted by Lawrence A. and Joanne M. Lief, dated July 16, 2003 on property at 98 Robert Best Road, for purposes of a walkway on Peakham Road.  
*Town Counsel has approved easement.*

Miscellaneous Items

10. **VotSign** Question of approving Landscape Plan (Sheets L-1 and L-2, dated May 2002) for the Department of Public Works Building, 275 Old Lancaster Road, relative to Site Plan Application SP02-363.
11. **Vote/Sign** Relative to the Blue Ribbon Site Selection Committee:
  - a) Question of eliminating appointment from Land Use Priorities Committee - Richard H. Davison to serve as dual at-large and LUPC representative.
  - b) Completion of remaining appointments.
  - c) Question of approving a more detailed mission statement prepared by the Town Manager.
12. **Vote** Question of reviewing a revised proposal to that approved on July 22, 2003, from Eric H. Campbell on behalf of Southwestern Bell Mobile Systems LLC, d/b/a Cingular Wireless, for the addition of Cingular Wireless antennae and coax to the existing AT&T Wireless cell tower and a 10' extension of the equipment building, located at the Sanitary Landfill site, 20 Boston Post Road. Revisions consist of modified antennae configuration and offer relative to Town attachments.
13. Report and items for consideration from the Town Manager
14. Reports from the Selectmen on current items.

BOARD OF SELECTMEN

FUTURE AGENDA

TOWN OF SUDBURY

<b>TUES., SEPT. 2</b>	7:30 p.m.	Opening remarks by Chairman. Citizen petitions. Consent Calendar items. Miscellaneous items.
	8:00	
	8:30	Site Plan Application #03-371 of Omnipoint Holdings, Inc., subsidiary of T-Mobile USA, inc., 163 Boston Post Road, owned by Boston Edison Company (attachment to existing tower).
	9:00	

<b>TUES., SEPT. 16</b>	7:30 p.m.	Opening remarks by Chairman. Citizen petitions. Consent Calendar items. Miscellaneous items.
	8:00	
	8:30	
	9:00	

<b>TUES., OCT. 7</b>	7:30 p.m.	Opening remarks by Chairman. Citizen petitions. Consent Calendar items. Miscellaneous items.
	8:00	
	8:30	

Pending:  
Hunt Road Utility Petition