

## ACTON PLANNING BOARD MEETING

April 21, 2011

Meeting began at 7:00 pm and adjourned at 9: 40 pm.

### ROLL CALL –

Members present were: Chip Venell- Chairman  
Thomas Cashin – Vice Chairman  
Yoli Gallagher  
Jessica Donnell – 1<sup>st</sup> Alternate

Members absent were: David Jones – resignation announced  
Keith Davis  
Arthur Kelly – 2<sup>nd</sup> Alternate

Also present were: Linda Capristo, Secretary, Kenneth Paul, Code Enforcement Officer, Virginia DeBoer, camera operator from Cable committee, Gregg Martinez and Lori Smith of Iron Tails Saloon

### MINUTES

Minutes from March 3<sup>rd</sup>, March 17<sup>th</sup>, and March 29<sup>th</sup> were reviewed. March 29 was accepted unanimously. There others were put aside for further review. March 31<sup>st</sup>, April 7<sup>th</sup>, were not available.

### UNFINISHED BUSINESS

**Iron Tails Saloon:** (Meeting was recorded for cable) The discussion was lengthy and resulted in the Board amending the existing conditional use permit to allow Iron Tails, working closely with the CEO, to operate and open as scheduled. Motions will be listed below.

Security: Regarding their temporary railings and fencing. Gregg assured the Board that he would have adequate security around the outdoor areas to manage crowding and entry/exiting of the facility. He also said the parking lots would be monitored. Liquor will not be served after 12:30.

Hours of operation: Although hours of operation of 8am to 1am, 7 days a week was proposed by Iron Tails, a motion was made to limit the hours to 11am to 1am, 7 days a week except during special events. Yoli Gallagher, Jessica Donnell 2<sup>nd</sup>. Passed 3 to 1 (Tom Cashin).

Septic: There was some discrepancy between original septic, designed for a service station/deli, and currently adequate for tavern seating of 203 and the 300 seasonal seating proposed by Iron Tails. A letter addressing the septic plan explained that if the water use records are available and water usage will continue to be monitored and tanks emptied the space may be able to accommodate up to 750 seats. (The fire marshall approved 300) Mr. Martinez said it had been pumped every two weeks because of grease, he could provide this information and also intended to provide porta-potties to help keep water usage down and accommodate the original difference of about 100 seats/patrons. He also said he would provide the necessary formulas to make this work.

Parking: The Board also addressed parking, Gregg said there was plenty of parking especially since many of the clientele will be on motorbikes. He was prepared to get a formula for motorbike parking needs. The small patio will be 15x 57 ft and the larger will be 50x 100. Ken thought the parking may be close but should be adequate. He will work further with Iron Tails on this detail.

The Board elected to amend conditional use permit to change from 50 to 300 combined capacity inside and outside. The motion was made by Tom Cashin, Jessica Donnell 2<sup>nd</sup>. Vote was unanimous.

Signage: was discussed briefly and Iron Tails will be in compliance with the new ordinance.

Finally, the Board motioned that Iron Tails must continue working with the CEO and the facility will be in compliance with all existing State and Codes for plumbing, water usage, potties and parking as well as inspected prior to opening. Tom Cashin, Jessica Donnell 2<sup>nd</sup>. Vote unanimous.

**Sign Ordinance:** Discussion was brief because it was late. We still need to go through Paul Poyants's rewrite and or reconcile the redundancy and confusion in sections 9, 11, 5, 12 etc.

**NEW BUSINESS**

No new business discussed.

**CEO BUSINESS**

Best Possible location. Christine Taylor, Map 109, Lot 045, 84 Jericho Way. Proposal by Moussam Valley Builders. Approved unanimously.