



**Kingston Planning Board  
Agenda for  
Monday, February 22, 2010  
7:00 PM at Kingston Town House  
26 Evergreen Street, Room 200**

**1. Roll Call**

**2. Minutes of the previous meeting**  
February 8, 2010

**3. Communications**

**4. Old Business**

**5. New Business**

7:03 Reconvene Indian Pond Estates modification, amendment or rescission hearing

7:04 Continued Indian Pond Estates modification, amendment or rescission hearing  
Sign South Shore Medical Center Plans

Discussion Green Communities Act

7:30 Special Permit Accessory Housing 253 Main Street (Collins) (*continuance requested*)

**Future Meetings**

**March 8, 2010**

Hearing Date Town Meeting Articles for Zoning and Street Acceptances

Amend §4.16. "Wind Turbine Overlay District with expedited permitting

Adopt § 4.17. Large-Scale Ground-Mounted Solar Photovoltaic Overlay District w/  
expedited permitting

Amend §Section 4.15.13.2.a.1021 Kingston's Place

Amend §2.0 definition for: "Accessory Structure" and "Principal Structure"

Amend§ 4.4.2.1. regarding farming in the R-20 zone

Amend § 6.1.1. regarding non conforming structures and uses

Amend § 6.2.2.1.a.regarding Non-Conforming Use of Building or Land

Amend § 6.2.2.3.a. regarding Non-Conforming Use of Building or Land

Amend § 6.4.2.2.regarding parking areas that allow backing onto or off a public way.

Amend § 7.3.1.1.a. regarding a site plan where a special permit or variance is required.

Amend § 7.3.2.4. regarding a report on a site plan prior to the conduct of a public hearing for  
special permits or variances

Amend § 7.7.1.6. regarding rendering a decision on a special permit without a report from the  
Planning Board

Proposed Street Acceptances Indian Pond Estates III

Pond View Drive, Forrest Street, Meeting House Road, and Hemlock Street

Proposed Street Acceptances Ocean Hill Estates

Phase I Ocean Hill Drive, Bay Hill Road, and Berry Drive

Phase II Hillside Drive, and Seaview Drive, as shown on a plan entitled

Phase III Highland Drive, and Longview Drive

Proposed Walking Trails in Tall Timbers Estates

Discussion 40R Master Plan Approval Decision

**March 22, 2010**

7:30 River Edge Estates (Elder Ave) Definitive Subdivision plan (Calista)

Joint Meeting with BOS for Affordable Housing Plan

**April 5, 2010 Annual Town Meeting** (Town Meeting Starts on Monday this year)



**April 12, 2010**  
**April 26, 2010**  
**May 10, 2010**  
**May 24, 2010**  
**June 14, 2010 (Flag Day)**  
**June 28, 2010**  
**July 12, 2010**  
**July 26, 2010**  
**August 9, 2010**  
**August 23, 2010**  
**September 13, 2010**  
**September 27, 2010**  
**October 11, 2010 (Columbus Day Observed)**  
**October 25, 2010**  
**November 8, 2010**  
**November 22, 2010**  
**December 13, 2010**  
**December 27, 2010**