

**Town House**

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Joanne Fiore, Adm. Assistant

**TOWN OF HAMPDEN  
MASSACHUSETTS**



**Planning Board**

625 Main Street  
Hampden, MA 01036  
Tel: (413) 566-2151 Ext. 109

John Matthews, Chair  
Judge Robert Howarth  
Phillip Schneider  
Mark Casey  
M. Paige Gore  
Associate Member: Richard R. Green

**MINUTES OF THE HAMPDEN PLANNING BOARD**  
**Wednesday, April 22, 2015**  
**Regular Meeting**

**Approved 05/27/15**

**In Attendance:** John Matthews, Chair  
Judge Robert Howarth  
Phillip Schneider

**Staff:** Joanne Fiore, Adm. Assistant

**General:**

**Call to Order** – John Matthews called the meeting to order at 7 PM.

**Mail** –

**Bills** – Payroll signed.

**Approval of Minutes** – Minutes tabled to May 13, 2015 meeting.

**1) Scantic Meadows/Kibbe Lane – Discussion**

Ed Speight, Tom Speight, and Attorney Michael Speight attended the meeting to discuss the condition of Kibbe Lane. John Matthews addressed the town's concern on the condition of the road. He asked Ed Speight to pay for Tighe&Bond to prepare a report on the condition of the road and provide an estimate on what is needed for acceptance by the town. Tom Speight provided photos of the street and stated there are minor cracks; however, the storm drains are working fine and in good drainage. Tom stated they are not opposed to paying for the review of the road; however, it creates a conflict of interest. He asked if they could hire someone else. John Matthews stated that would be fine as long they are acceptable by Dana Pixley. Tom Speight indicated they are trying to accelerate the sale of the lots. They have used many different realtors; however, they have not received any offers. He stated they have (7) lots on Kibbe Lane left. He indicated they would like to sell the remaining property to a developer. Edward Speight said they have reduced the asking price of the lots. John Matthews would like Mr. Speight to alert the Board in writing with whom they plan to use to obtain the estimate. Tom Speight asked the Board what generated this, and John Matthews stated it stemmed from residents' concerns on how we handle unapproved roads. John indicated town money is being used to take care of unaccepted streets. Phillip Schneider stated the bond may not cover the cost for acceptance of the road by the town.

**Other Business**

None

**Adjournment** – Having no further business, the meeting was adjourned at 7:40 PM. The Planning Board's next scheduled meeting is Wednesday, May 27, 2015.

cc: Assessor's Office  
Building Department  
Conservation Commission  
Highway Dept.  
Moderator  
Selectmen  
Zoning Board of Appeals  
Office Files

Submitted by: Joanne Fiore, Adm. Assistant