



**PLANNING BOARD /  
TOWN COUNCIL  
WORKSHOP MINUTES  
TOWN OF FOSTER**

**Benjamin Eddy Building, 6 South Killingly Road, Foster, RI  
Wednesday: September 3, 2008 AT 7:00 p.m.**

---

**A. Call to Order**

Planning Board Meeting was called to order at 7:05 p.m. by Julia Parmentier, Chair; Colette Materese also called the Town Council Meeting to order at 7:05 p.m.

**B. Roll Call**

Present from the Planning Board were Julia Parmentier, Chair; Pat Moreau, Vice Chair; Helen Hardy, Secretary; members John Neale, Mike Carpenter, members Marcia Bowden and Tom Mercier was excused. Also present were Conservation Commission members, Kathryn Zuromski and Lucy Minturn, Ann-Marie Ignasher, Town Planner and John Bevilacqua, Town Solicitor and Gordon Rogers.

Present from Town Council were Colette Materese, President; John Lewis, Vice President and members Roger Hawes and Lynne Rider.

**C. Approval of Minutes**

Planning Board Meeting(s):	Rte 6 Re-Zoning Workshop(s):
August 20, 2008	April 26, 2008
	May 3, 2008
	May 10, 2008

John Neale moved, Pat Moreau seconded to table the minutes

**D. Correspondence and Review**

**E. Board Members' Reports**

None

**F. Planner's Report**

Report on Chabot license hearing will be at the Sept 11 Town Council Meeting

**G. Administrative Subdivisions**

None

**H. Minor Subdivisions**

None

**I. Major Subdivisions**

None

**J. Commercial Site Reviews**

None

**K. Old Business**

Julia opened discussion for the Zoning Ordinance for Conservation Development Draft: Ann-Marie stressed that this is just a draft and this workshop is to make amendments and these amendments and questions will be discussed with Tony Lachowicz.

Article IV section 15 on bottom of page 2: Section B letter b: needs to be clarified

Section B letter g: add in mitigate the flood hazard constraint

Article VIII section 1: on bottom of page 4: Section D Number 1: John will check on removing – “that do not meet the engineering and design requirements for town-accepted streets”.

Article VIII section B: Applicability 1: address the insert “mixed use” later

2: question on “whether a subdivision or not”

5: Move “for a rural residential compound to be submitted as conservation development” to the beginning of the sentence.

Section C: Permitted Uses 1: remove b - two family

C: add - “as set forth in Article IV Section IX and Article IV Section 2 (2)

Section D Maximum Number of Units: Number 2: Boards have a concern about how to implement two family dwelling units or should it be removed. This concerns need to be discussed with Tony Lachowicz.

Section E Table 1 Lot Dimensional Requirements: question on the minimum lot area and the minimum Front Yard Depth sizes may be too large.

Section F Open Space in Conservation Developments letter b: Does it have to be separated from all the lots.

Suggestion was made that a date be set for another workshop. Meeting date is set for Saturday, September 13 and September 27 at 8:30 to 11:30 at the Benjamin Eddy Building. Ann-Marie asked that everyone review their draft copies and email any comments to her by September 10.

## **Planning Board Meeting September 3, 2008**

### **L. New Business**

None

### **M. Future Agenda Items**

#### **1) Workshop Items**

Building approvals – wells and septic installations  
Policy Ordinances on Town Renovations to Historical Buildings  
Dam Plans – Plans for Emergency purposes/evacuations

#### **2) Applications**

Howard/Judith Yarme – Pre-Application 09/17/08  
Matthew/Joanna Lusignan – Final Application – To be determined

### **N. Adjournment**

Julia polled the Planning Board regarding the start of the Planning Board Meetings from 7:30 pm to 7:00 p.m..  
All members present agreed.

John moved to adjourn Town Council adjourned at 9:30 p.m. Motion carried unanimously

Pat moved to adjourn at 9:31 p.m. motion carried unanimously.

Respectfully submitted,

Helen Hardy  
Secretary