



**PLANNING BOARD MINUTES**  
**TOWN OF FOSTER**  
**Benjamin Eddy Building, 6 South Killingly Road, Foster, RI**  
**Wednesday: June 16, 2010 7:00 p.m.**

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**A. Call to Order**

The meeting was called to order by Patti Moreau at 7:01 p.m.

**B. Roll Call**

Present from the board were Pat Moreau, Chair; John Neale, Vice Chair; Helen Hardy, Secretary; members Julia Parmentier, and Marcia Bowden. Tom Mercier and Mike Carpenter were excused. Also present were Ann-Marie Ignasher, Town Planner, Adam Belesimo and Nicolle Belesimo.

**C. Approval of Minutes**

**Rte 6 Rezoning Workshop – March 20, 2010**

John Neale moved to table the minutes March 20 until the notes have been taken care of, seconded by Julia Parmentier, motion carried unanimously.

**Rte 6 Rezoning Workshop – May 8, 2010**

John Neale moved to approve the minutes of May 8, 2010, seconded by Julia Parmentier, motion carried unanimously.

**Rte 6 Rezoning Workshop – May 15, 2010**

John Neale moved to approve the minutes of May 15 with corrections, Marcia seconded, motion carried unanimously.

**Planning Board Meeting – May 19, 2010**

John Neale moved to approve the minutes of May 19, 2010 with corrections, seconded by Helen Hardy, motion carried unanimously 5 – 0.

**Rte 6 Rezoning Workshop – May 22, 2010**

Julia Parmentier moved to approve the minutes of May 22, 2010, seconded by Marcia Bowden, motion carried unanimously 5 – 0

**Planning Board Workshop – June 2, 2010**

John Neale moved to table the minutes of June 2, 2010 to the meeting of July 21, seconded by Marcia Bowden, motion carried unanimously 5 – 0.

**D. Correspondence and Review**

Recycling Ordinance Letter to Town Council

John Neale moved to accept, seconded by Julia Parmentier, motion carried unanimously. 5 – 0.

**E. Board Members' Reports**

None

**F. Planner's Report**

Planner's Report for May

John Neale moved to accept, seconded by Julia Parmentier, motion carried unanimously. 5 – 0.

**G. Commercial Site Reviews**

None

**H. Administrative Subdivisions**

None

**I. Minor Subdivisions**

123 East Killingly Road / **Barrett, Gerard-Belesimo, Adam**

*Pre-application/Conceptual Review*

AP 13 Lot 09

Existing acreage – 24 +/-

Proposed acreage – 30 +/-

Mr. Belesimo has a purchase and sales agreement for the property behind and abutting Lot 9, they plan to add on enough acreage to have 30 acres in order to create a residential compound. They will need a waiver for – not owning the property for 5 years.

There is a concern about the back property, if the two parcels are combined what will happen to the remainder of the “back land”. The planning board knows that the owner previously went before the zoning board for a dimensional variance for the frontage, due to only 17 feet on E Killingly Road, and that the owner was denied the variance. The planning board wanted to make sure that Mr. Belesimo did not have any future plans for development, and that he was aware the “back land” property could not be developed as it would not receive a variance with regard to frontage.

Julia brought up the requirements of 300 feet of frontage on two sides for a corner lot – Julia was also concerned what would be considered as frontage on the lot as both the lot and the roads had a history of being changed over time. Ann-Marie reminded the board that they were reviewing a copy of the tax assessor's plat map as this was the pre-application / conceptual review stage; and that a class I boundary survey would be required and the survey would show an accurate measurement of the frontage on both roads.

Board agrees with the spirit of the residential compound ordinance (re: Zoning Board opinion/ruling on waiver of 2 conditions – length of ownership and subdivision.) The consensus of the board was that the applicants could proceed with the application.

**J. Major Subdivisions**

None

**K. New Business**

Planner's Report on Hazard Mitigation:

Ann-Marie advised the Planning Board of what has been done. Add on all other dirt roads and culverts in Town to the original hazard mitigation plan.

The back up generator at Captain Isaac Paine School is complete and the school has also been dedicated as a Red Cross Shelter.

Notifications to campground residents of emergency situations can be addressed through communication devices such as radio systems.

To be added: Dry hydrants (access to ponds) possibly a memorandum of agreement with Providence Water Supply Board for fighting fires on reservoir property.

Town municipal buildings, libraries, school, North West Special Education, State Police Training Facility, gravel banks have all been added to the Risks in Foster Map, the board feels that Hemlock Village should be added as well. Dams in town are all located on the map.

This is a 5 year plan and the goals should be 5 year attainable. John asks about the water quality protection in the event of a hazardous spill on Rte. 6 (Dolly Cole Hill / Ponagansett River, etc.)

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Pat Moreau read a letter that she submitted to the Town Council resigning from the Planning Board as she has accepted a position as the Town of Foster Tax Assessor. She asked via the Town Council if the board members could think about new members for the Planning Board.

Helen Hardy moved to commend Patti for her 6+ years of dedicated, thoughtful, intelligent etc. service to the Town of Foster in the capacity of member, Vice Chair and Chair of the Foster Planning Board, Marcia Bowden seconded. Motion carried unanimously.

John Neale moved to change the start time to 6 p.m. at the meetings of July 21 and August 18 meetings. Marcia Bowden seconded. Motion carried unanimously.

**L. Old Business**

Rte 6 Rezoning – vote on edited version of submittal letter to Town Council  
Members reviewed the letter to council and Article VIII Land Development Projects.  
Letter should be placed on letterhead.

**M. Future Agenda Items**

Election / nomination of Vice Chair

**N. Adjournment**

Julia moved to adjourn at 9:35 p.m. motion carried unanimously.

Respectfully Submitted,

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Helen Hardy, Secretary

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Dated