



**PLANNING BOARD MINUTES
TOWN OF FOSTER**

**Benjamin Eddy Building, 6 South Killingly Road, Foster, RI
Wednesday: September 19, 2012
7:00 p.m.**

A. Call to Order

Meeting was called to order at 7:05 p.m. by Tom Mercier, Chair

B. Roll Call

Present from the Planning Board were Tom Mercier, Chair; Julia Parmentier, Vice Chair; Helen Hardy, Secretary; members Susan Mara, and Ron Cervasio. Members Sisan Smallman, and Mike Carpenter were excused. Also present were Ann-Marie Ignasher, Town Planner; Brian Carpenter, Dorothy Billington, Stephen Round, James Carey and Audrey Carey.

C. Approval of Minutes

Planning Meeting – September 05, 2012

Julia moved to approve the minutes with minor corrections of September 05, 2012; seconded by Susan Mara; Ron abstained, motion carried 4 – 0.

D. Correspondence and Review

Ron read a piece from the Nature Conservancy Magazine regarding Natural Resource. He will submit copies of the article to the board at the next meeting.

E. Board Members' Reports

Susan Mara reported that the Conservation Commission has received and are reviewing the plans for the development in Killingly, CT.

F. Planner's Report

Planners Report – July - noted

Planners Report – August - noted

Zoning Board Meeting – 09/12/2012

Ann-Marie updated the board with information regarding the Zoning Board Meeting on September 09, 2012.

G. Zoning – Opinion Requested

None

H. Commercial Site Reviews

None

I. Administrative Subdivisions

Discussion/Opinion

Shippee Schoolhouse Road / Rounds, Stephen

AP 13 Lot 62 Existing acreage 8.4 +/-

Went before Planning on February 15, 2012

Went before Planning on May 16, 2012

Ann-Marie briefed the board with the concerns that the board had regarding the access to the back lots.

She read the deed description which described the easement.

Brian Carpenter presented this application.

Dorothy Billington explained that the previous owner asked to purchase the right of way and she said no, she offered to exchange some land to enlarge the right of way to 50 feet. Stephen Rounds has since purchased the land and she offered him the same. She has no desire to sell the right of way or wants any other easements; she just wants to widen the driveway.

The issues here are the:

- 1) question of increasing the burden on the easement.
- 2) question of creating the 50' drive which could be considered a road
- 3) concern about utilization of lots in the back.

Ron made a motion to allow the administrative subdivision; seconded by Susan Mara. Susan Mara adds that it be made clear that this does not become a public road.

Julia Parmentier suggested that the motion be amended to show that the board's intent is not to create a public road.

Ron Cervasio amended his motion to state that the Planning Board's intention is that the 50 foot Right of Way not become a public road; seconded by Susan Mara. There was no discussion. Tom Mercier called for a vote on the amendment, the amendment passed 5 – 0.

Tom Mercier called for a vote on the original motion as amended, motion passed 5 – 0.

The public is welcome to any meeting of the Planning Board. If communication assistance (readers/interpreters/captions) is needed or any other accommodation to ensure equal participation, please contact the Town Clerk's Office 392-9200 at least two (2) business days prior to the meeting.

J. Minor Subdivisions

None

K. Major Subdivisions

None

L. Old Business

Comp Plan Elements to be reviewed –

- Historical and Cultural Resources

 Tabled until October 03, 2012

- Foster survey – There was some discussion on how to handle the survey for the Comprehensive Plan.

 Ron moved to table the survey until October 3, 2012; seconded by Susan Mara. Motion carried 5 – 0.

Final – voted on and approved –

- Land Use

- Circulation / Transportation

- Affordable Housing Matrix

- Natural Resources

- Natural Hazards

- Community Services and Facilities

- Economic Development

- Open Space / Recreation

M. New Business

N. Future Agenda Items

Future – Update/revise to comply with Comp Plan

- Subdivision Regulations

- Zoning Ordinance

- 5 year road plan

- Conservation Development

- Meet with other boards

O. Adjournment

Ron Cervasio moved to adjourn at 7:52 p.m.

Respectfully submitted,

Helen Hardy, Secretary