



**PLANNING BOARD MINUTES
TOWN OF FOSTER**

**Benjamin Eddy Building, 6 South Killingly Road, Foster, RI
Wednesday: October 03, 2012
7:00 p.m.**

A. Call to Order

Meeting was called to order by Tom Mercier, Chair at 7:03 p.m.

B. Roll Call

Present from the board were Tom Mercier, Chair; Julia Parmentier, Vice Chair; Helen Hardy, Secretary; members Sisan Smallman, Susan Mara, Mike Carpenter and Ron Cervasio. Also present were Joe and Audrey Carey. Ann-Marie Ignasher, Town Planner was excused.

C. Approval of Minutes

Planning Meeting – September 19, 2012

Julia Parmentier moved to approve the minutes of September 19, 2012; seconded by Ron Cervasio.

There was some discussion on the minutes and Julia withdrew her motion; seconded by Ron Cervasio.

Ron moved to table until October 17, 2012; seconded by Julia Parmentier.

D. Correspondence and Review

Discussion / Action

Various Information Flyers

E. Board Members' Reports

Discussion / Action

Mike Carpenter reported that the Housing board received the narrative and were asked to insert the tables and revised and needs to be reviewed.

Julia and Ann-Marie attended a seminar by Grow Smart RI regarding multi-use / mixed use rules and regs. though mostly urban. They did have some ideas for rural communities. They talked a lot about the difference between design standards and guidelines.

Sisan Smallman asked if she should ask the different boards for feedback on the Community Facilities. Tom Mercier recommended that it be done through Ann-Marie.

F. Planner's Report

G. Zoning – Opinion Requested

None

H. Commercial Site Reviews

None

I. Administrative Subdivisions

None

J. Minor Subdivisions

Discussion / Action

Winsor Road/Turnkey Expo

Planner's Final Decision

AP 17 Lot 40

Existing acreage 31.0757 acres +/-

Proposed number of lots – two (2)

Proposed Lot A – 5 acres +/-

Proposed Lot B – 26 acres +/-

Preapplication/Conceptual Review 09/02/09

Preapplication/Conceptual Review cont'd 04/21/10

Preliminary Review 08/18/10 + 04/04/12 +05/16/12

Sisan Smallman moved to accept the Minor Subdivision final decision as presented; seconded by Julia Parmentier, motion carried unanimously. 7 – 0.

K. Major Subdivisions

None

L. Old Business

Discussion / Action

Comp Plan Elements to be reviewed –

- Historical and Cultural Resources – was not available

Letter to Town Council regarding the RI Senate Legislative Bill Letter to Town Council

There was a question as to whether they would recommend a letter to Town Council now or wait until the new session and see what the new legislation contains.

Susan Mara reminded the Planning Board that the items in the bill that would be problematic for Foster, including state determination of size of parcel and definition of steep slopes.

Ron moved to table the letter, no second

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.

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Susan Mara moved to move this to Future Agenda Items; seconded by Sisan Smallman. There was some discussion. Motion carried 5 – 2.

In favor: Tom, Mike Sisan, Susan and Julia.

Not in favor: Ron and Helen.

- Foster survey

There were some recurring themes –

- taxes too high
- Town government too acrimonious
- Most services rated high
- Split on whether schools should be regionalized
- Elderly and disable tax freeze removed – they don't want freeze removed
- Keep Foster rural
- Keep dirt roads – they do not want them paved
- More business and rte 6 needs to be spruced up –they wish there were more businesses in Foster

Sisan noted that the contradictions are some things that we struggle with in doing the Comprehensive Plan like– taxes too high but maintain the elderly tax freeze.

Julia discussed that it should be noted in the preface of the Comprehensive Plan that the priorities of residents including keeping Foster rural and maintaining farmland be reaffirmed.

Mike thought that we should note general comments to each answer in the appendix of the Comprehensive plan as a way of acknowledging the contributions of the people who responded to the survey.

Julia Parmentier moved that there will be a paragraph in the intro to the narrative part of the Comprehensive Plan, we did the survey and the responses were similar to previous survey responses and Mike will provide a summary of the results which will be found in the appendix; seconded by Mike Carpenter. Motion carried 6 – 1.

In favor: Tom, Helen, Julia, Sisan, Susan and Mike.

Not in favor: Ron

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

Discussion / Action

N. Future Agenda Items

Future – Update/revise to comply with Comp Plan

- Subdivision Regulations
- Zoning Ordinance
- 5 year road plan

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- Conservation Development
 - Meet with other boards

- Letter to Town Council regarding the RI Senate Legislation letter regarding zoning, steep slopes, etc.

O. Adjournment

Ron Cervasio moved to adjourn at 7:50 p.m.

Respectfully submitted,

Helen Hardy, Secretary