

Approved

- February 25, 2009** Mason Planning Board
- In attendance:** Chris Guiry (ex-o), Mark McDonald, Dotsie Millbrandt, Linda Cotter-Cranston
- Absent:** Pam Lassen (chair), Joe McGuire (alternate), Bruce Mann
- Call to order:** 7:50 pm
- Next Meetings:** March 25, 2009
- Old Business:** Approved minutes from January 14, 2009.
- New Business:**
- Public Hearings:** None
- Other Business:**

A random assortment of issues and questions:

- 1) In December the board voted to submit a warrant article to the Town Meeting requesting authorization to set up a Capital Improvements Plan. Do we need a public hearing to get this on the ballot, or was our vote sufficient?

Action: Barbara Milkovits, the selectmen's secretary, found a vote from the 2008 Town Meeting authorizing a Capital Improvement Committee. At this year's Town Meeting we should ask if there are any people interested in serving on it.

- 2) Can we strike 3.12 of the Subdivision Regs? It just causes confusion.

3.12 LAND DIVIDED BY PUBLIC RIGHT-OF-WAY

Any transfer, conveyance or sale of land held in one ownership but already divided into lots or parcels of land by an existing public right-of-way shall not be considered a subdivision for the purposes of these regulations and shall not be required to conform to the procedures set forth herein.

Action: The State RSA's already cover this, but just for actual roads. We should delete this from the subdivision regulations. Requires a public hearing and a vote of the planning board.

- 3) The Rules of Procedure we just adopted has the meeting location listed as Mason Town Hall. That's incorrect, we meet in the Town Offices building, the Mann House. How do we fix this?

Action: Have two readings of the change at two public meetings. This is the first. Next month read the change again and vote on it.

- 4) Bruce's copy of the Planning Ordinance has a blank page where the flood plan maps should be.

Action: The flood plain maps are too extensive to be included in the Planning Ordinance. We should put a note on the blank page saying where to find the map. The note should say something like: "This page is in lieu of the Flood Plain maps, which can be found in the Town Offices."

Workforce Housing Committee

There are volunteers. The committee should study all possibilities. Ideas: Mixed use zone, multi, commercial, stores with apartments above. Inclusionary zoning, if there are 4 lots in a subdivision, then one lot is required to have limited sq. ft, etc. The board makes a motion to commission Dotsie to set up the committee to study workforce housing issues and make recommendations to the Planning Board by September 30, 2009.

Adjourn: Linda makes a motion to adjourn. Chris seconds. Meeting is adjourned at 10:01.