

## DRAFT

### ASHLAND PLANNING BOARD MEETING MINUTES AUGUST 22, 2012

Members Present: Jennifer Ogden, Bob Boyle, Gordon McCormack Jr., Jeanette Stewart.

Members Absent: Susan Macleod (with notice).

Alternate Members Present: Fran Newton, Tony Randall, Paul Branscombe.

Others Present: Dave Jeffers (LRPC), Carol Foss & Amanda Dow (Audubon Society); Jerrod Mitchell (Peabody & Smith Realty); Ben & Shandra McLane.

The meeting was called to order by Vice-Chair Ogden at 7 pm.

#### **Case 2012-04 Ben & Shandra McLane**

Jerrod Mitchell introduced himself as the authorized representative for Dorothy O`Leary, the owner of the property located at 32 Main Street in Ashland. Ben & Shandra McLane came to the work session to request a waiver of the full site plan review for the property located at 32 Main Street which is their intention to purchase. Mr. McLane has met with the Fire Chief and a letter of the Chief`s recommendations will be forthcoming. The Board will vote at their next regular meeting scheduled for September 5<sup>th</sup> by which time they will have seen the letter from Chief Heath. Tony Randall mentioned that it would have been appropriate to have asked the McClane`s to put down the reasons that they are requesting the waiver and this should be incorporated on future request to the Planning Board.

#### **Smart Growth & Natural Resources Assessment**

Dave Jeffers was joined by Carol Foss and Amanda Dow to outline to the Planning Board how `Smart Growth Assessment` would be a useful tool to complement our Master Plan. The project would be orchestrated by the folks from the Audubon and funded by a grant from the Pardoe Foundation. By allowing this project to be conducted our community would be able to identify areas where our ordinances and regulations may be in conflict with our Master Plan goals. It was the consensus of those members present that the Planning Board allow the project to move forward. It would appear the Dave Jeffers has already put Ashland`s name in as a grant recipient and Amanda Dow has researched most of our Planning and Zoning regulations.

## **Other Business**

### **a) Wellhead protection area zoning**

This was reviewed and was tabled for discussion at the meeting on September 5<sup>th</sup>.

### **b) Law Lecture Series**

Fran Newton and Gordon McCormack Jr. would like to sign up for Lecture 1 "Procedural Basics for Planning and Zoning Boards." All other declined.

There being no other business the meeting was adjourned at 7:52 pm.

Minutes taken by Paul Branscombe