



Minutes February 27, 2024, Planning Board Workshop

Board Members Present: Joanne Richards, Chair; Kim Matthews, Vice Chair; Virginia Blanchard, Will Eustis, Claudia Rosti, 1st Alternate; Kathy Derene, 2nd Alternate.

Others Present: Rene Door CEO, Zel Bowman-Laberge Thomaston Green Park Ad Hoc Committee Co-Chair; Alan Blake, Kathleen Norton, Cindy Lang

The Workshop was called to order at 6:00 pm by the Chair.

Joanne read the Proposed Amendments to R3A, Purpose, Permitted and Conditional uses as well as Standards. There were no comments from those present. Kim Moved, Virginia 2nd, to approve, the vote was 5 for 0 against.

Joanne read the proposed Amendments to Section 704 Administration Conditional Uses. There was discussion on clarification of the statement to follow Conditional Uses (Subject to approval of the Planning Board) with striking ~~These uses~~ and adding The conditional use is subject to the approval of the Planning Board and size and compatibility is consistent with the stated purpose of the district, does not promote commercial strip development and sprawl ~~and are subject to approval of the Planning Board~~. Kim Moved, Will 2nd, to approve, the vote was 5 for 0 against.

Joanne read the Proposed Amendments to Chapter 10 Definitions. There were no comments from those present. Richard Moved, Kim 2nd, to approve, the vote 5 for 0 against.

Joanne read the Proposed Amendment to accept the 2018 IRC building code. There were no comments from present. Kim Moved, Will 2nd, to approve, the vote was 5 for 0 against

CEO Rene Dorr handed out a Proposed Noise Ordinance. Joanne suggested it revise 716.9 in Section 716 Environmental one of the sections that must be reviewed for all Site Plan Reviews. A discussion was had with input from those in attendance resulting in minor changes. Will Moved, Richard 2nd to approve, the vote was 5 for 0 against.

Following the votes there was a discussion among those present to revisit the R3A vote. The Chair reiterated that that proposed amendment had been approved and would not be reopened. A map of the R3A district was given to a member of the audience at her request and boundaries were clarified to her.

The meeting was adjourned at 7:00 pm.

Respectfully submitted

Joanne Richards, Chair

Feb.27, 2024

Date

Approved May 21, 2024