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Planning Board Minutes
May 7, 2019

Present: Donald Cleary, Chair; Richard LeBlanc, Clerk; H. Thomas French, Beth Ashman-Collins, Michael McClanahan, Ralph Penney, Michael Feck
Alternates Sharon Friedman and Joe Cerretani
Shaun P. Burke, Director of Planning and Development

1. Planning Board Meeting called to order at 6:45 p.m., Mansfield High School Cafeteria

After calling the meeting to order, Mr. Cleary handed the gavel to Mr. French.

The board discussed a request from Mark Tarlton to address the board regarding Article 37, Building Height in B1 and B2. Consensus was not to discuss that article because it was not on the agenda.

2. Discussion of Possible Reconsideration of Vote on Article 36, North Main Street Business Overlay District Map Amendment

Motion: To reconsider the April 10, 2019 vote to withdraw 2019 Annual Town Meeting Article 36, North Main Street Business Overlay District Map Amendment
(Cleary- Cerretani) All in favor. PASSES

The board discussed shortening the North Main Street Business Overlay District map. As an example, the property at 111-115 North Main Street, inside the overlay district and with the existing FAR, could get the same number of units with three or four floors. Outside the overlay district, that property would max out at ~~the third floor.~~ *have to go to 4 floors. the FAR.*

The board discussed the upcoming Master Plan and the desire to incorporate this issue into the larger discussion.

Motion: To withdraw 2019 Annual Town Meeting Article 36, North Main Street Business Overlay District Map Amendment
(McClanahan-LeBlanc) Four in favor. Five opposed. FAILS

Motion: To support 2019 Annual Town Meeting Article 36, North Main Street Business Overlay District Map Amendment

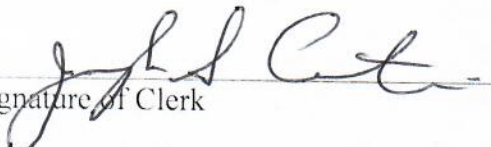
The board discussed the idea that changing the size of the overlay district was a given and delaying the change a year is unnecessary.

(Ashman-Collins-Friedman) Five in favor. Four opposed. PASSES

3. Adjournment

Motion: To adjourn at 7:05 p.m. (McClanahan-) All in favor. PASSES

Signature of Clerk



5/15/19
Date of Approval