

**TOWN OF WARREN  
PLANNING COMMISSION  
MINUTES OF MEETING  
MONDAY NOVEMBER 26, 2007**

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Members Present: John Donaldson, Jim Sanford and Mike Ketchel

Others Present: Craig Klofach, Kara Herlihy, Miron Malboeuf and Ruth Robbins.

Agenda: Call meeting to order 7:30 pm

- 1) Review & sign minutes from previous meeting of November 12<sup>th</sup>, 2007
- 2) Discussion of input from Linda Lloyd & Jeff Schoellkopf RE:
  - i) Densities
  - ii) District standards
  - iii) PRD/PUD options that foster affordable housing.
- 3) Final review of:
  - i) Warren Village Commercial
  - ii) Warren Village Residential
  - iii) Rural Residential District
  - iv) Meadowland Overlay District
- 4) Consistency of Districts "purpose" statements with Town Plan
- 5) Feedback on "redline" copies of changes to Flood Ordinance, Administrative Review and Digital Plat Recording
- 6) Other Business:

Mr. Ketchel called the meeting to order at 7:30 pm. Though the Commission did not have a quorum, discussion took place but no decisions were made.

The first item of business was a conversation with Craig Klofach who has expressed a desire to fill the seat on the Commission recently vacated by Nick Morehouse. Mr. Klofach told the Commission about his background and the members shared what they expected in a Commission member.

Mr. Malboeuf informed the Commission that the Town had received the requested Municipal Planning Grant for the purpose of a comprehensive review of the existing bylaws to facilitate the development of affordable housing units. He also said that to truly be able to accomplish this task that additional monies would be requested from the Select Board.

The topic of the Town Garage was discussed. Mr. Malboeuf noted that the Brownfield's Phase II analysis would be going forward but that with the winter season upon us would not be completed anytime soon. The Select Board is taking a closer look at the possibility of relocating the Town garage and one of the options is the Aldenborgh / Roe parcel. Mr. Donaldson had with him the maps used for the affordable housing study for that site, and after looking at them it was suggested that a site visit would be in order. Mr. Ketchel said he would follow-up with emails as to possible dates and times.

A brief discussion ensued regarding a renewed interest in the sidewalk/traffic calming study that had been done a few years ago. The members felt that they had done their due diligence and no further studies were necessary and that the Select Board could move forward on any of the previous recommendations or not.

Mr. Donaldson brought attention to a handful of “typos” and other improvements to the redline copies of the proposed administrative changes to the Land use & Development Regulations. He also presented a draft of a report that explains the proposed bylaw amendments.

The next meeting of the Planning commission will be held on Monday December 10<sup>th</sup>. That will be the last meeting of the Commission for 2007.

Mr. Ketchel adjourned the meeting at 9:04 pm.

Respectfully submitted,

Ruth V. Robbins  
DRB/PC Assistant

**Planning Commission**

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Mike Ketchel                      date

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Jim Sanford                      date

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John Donaldson                      date