

**TOWN OF WARREN
PLANNING COMMISSION
MINUTES OF MEETING
MONDAY JUNE 26, 2006**

Members Present: John Donaldson, Don LaHaye, Lisa Miserendino, John Goss and Mike Ketchel.

Others Present: Linda Lloyd, Mary Alice Bisbee, Miron Malboeuf and Ruth Robbins.

Agenda: Call meeting to order at 7:30 pm.

1. Review of input planning sheets for Master Facilities Plan and charette
2. Review of zoning districts for zoning revisions
3. Review & sign minutes from 6/12/06
4. Other business: AOT Transportation Enhancement Project

The meeting was called to order at 7:36 pm.

Mr. Donaldson began the meeting by summarizing the seminar that Attorney Stitzel gave a few weeks back as he thought some of the issues discussed were good to review. Mr. Donaldson touched on the open meeting law, conflicts of interest, quorums, and executive and deliberative sessions and how each applied to Planning Commission meetings.

It was suggested that the ad for the vacancy on the Commission be run again in an issue of the Valley Reporter after the July 4th issue. Mr. Donaldson also suggested that the members remember to talk it up to neighbors and friends they thought might be good candidates.

The Commission continued reviewing the "homework" assignments that the individual members had done for the Municipal Facility Master Plan project. Mr. Donaldson presented his information on the Municipal Building, Town Garage and Library. Mr. Goss said he would have some additional information to add to his report that he gave at the last meeting. Both Mr. Ketchel and Ms. Miserendino said they would have their reports for the next meeting. It was suggested that the Commission ask April Smith if she might come back again to lend her expertise on putting together a design charette. Mr. Ketchel said he would follow up and contact her about attending either the July 10th or July 24th meeting.

The Commission asked the staff to contact Mr. Sellers about giving the Commission an update at the next meeting.

Attention was then directed at continuing the discussion of potential changes/modifications to the Land Use Regulations, specifically fine-tuning the individual zoning districts. The members briefly revised the Rural Residential and Forest Reserve Districts that they had discussed at the last meeting and then moved on to the Warren Village Residential District. As in the discussion about the Rural Residential District, the Commission talked about adding duplexes as a Conditional Use. A lengthy discussion revolved around Home Occupations and Cottage Industries and how they could be encouraged but with certain controls in place.

Mr. Malboeuf gave a brief recap of the seminar he attended regarding Transportation Grants. The minutes from June 12th were reviewed and signed.

The meeting adjourned at 9:54 pm.

Respectfully submitted,

Ruth V. Robbins
DRB/PC Assistant

Planning Commission

John Donaldson date

Mike Ketchel date

John Goss date

Lisa Miserendino date

Don LaHaye date