

## **Approved Draft Minutes: Marlboro Planning Commission October 10<sup>th</sup>, 2023**

In attendance: Tim Segar, Don Sherefkin Edie Mas, Patti Smith, , William Shakespeare, Mary Sargent, zoning administrator.

Guests:, Jenny Ramstetter, Staley McDermott

Via Zoom: Brian Potter

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Meeting opened at 5:00 pm

Minutes:

Minutes of the September, 10, 2023 meeting approved by Patty, Tim 2<sup>nd</sup>.

Jenny Ramstetter gave in introduction to a developing project: Hendrickson progeny who own three parcels of land, approximately 200 acres, are interested in placing their land into conservancy. The land is between South Street and Town Trail. Options and funding are being pursued by the Marlboro Foundation, a newly-formed 501-C-3, by Jenny and others. An informational meeting with maps and participating organizations will be held Nov 18 at “coffee hour” at the Marlboro Community Center.

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### **Communications**

Edie reported on two committee meetings where she represents the Planning Commission:

1. Sub-Committee on developing a Warming Center at the first floor of the Meeting House.

Edie updated the members that project is moving forward with a grant received and generator installed. Marlboro Cares has developed a list of volunteers who will staff it. The select board approved maintenance costs associated with the generator plus the estimated cost of the propane connected to the genertor. It was suggested the committee contact *Jay Sparks, Marlboro Emergency Disaster Coordinator* and let him know what the sub-committee is doing and how he can include this project in the town disaster plan

2. Ad-Hoc Committee to Stevens Associate’s plan to develop Town Village Plan

At a second meeting Stevens Associates presented three schematic design options which Edie shared with PC to address parking spaces, road calming, sidewalks. Next meeting scheduled on November 7<sup>th</sup> @ 1:30 where they will present a merged plan for discussion with ad-hoc committee.

Tim retrieved other mail, including notice from Willmington PC on some Zoning Amendmentss. He has sent out Marlboro’s proposed amendments to neighboring towns.

Meeting adjourned at 6:00 pm, to hold the Public Zoning Amendment meeting.

Meeting re-convened at 7:05 after the Public Zoning Review meeting.

Brief review of the public meeting. Tim was thanked for running a great meeting, and Staley thanked for his participation and clarifications. He and Tim will talk and develop some simplifying language, especially for Amendment #1, Off-Road Vehicular Ways, based on comments and discussion. After review by PC, possibly on zoom, these will next be presented to Select Board, although Tim will cancel his presentation on Thursday Oct 12.

The next meeting is scheduled for November 14, 2023 at 5 pm.

Respectfully submitted,  
Will Shakespeare