

**New Marlborough Planning Board
Wednesday March 19, 2014**

Attendees: Jamie Mullen, Chair; Members: Charlie Parton and Patricia Hardyman

Call to Order: 7:00 pm

Old Business:

RE: Form A applications from Thomas Doane and Alfred Wilner Revocable Trust.

Mr. Mullen reported that he contacted Mike Parsons (Parsons, Kelley and Granger). Mr. Parsons indicated that he did know anything about the applications.

Mr. Mullen indicated that he would look at the applications again and reach out to the applicants. The Planning Board (PB) cannot review the Form A applications until the Board has the site maps.

The Form A 45-day application review process does not start until a complete application is submitted to the PBM. A "complete" application includes a map.

Review of March 5, 2014 Minutes:

Two corrections to the draft minutes were identified:

- Page 2 delete "by"; and
- Attendee (page 1) should be plural.

The minutes were approved as corrected. The final set of minutes were forwarded to the Town Clerk for posting on the PB webpage of the Town's website.

New Business:

MA Department of Housing and Community Development (DHCD) – Notice dated February 21, 2014 was received. The notice reported on a measure of the community's metric of affordable housing goals for the purposes of M.G.L. Chapter 40B, the Comprehensive Permit Law. (Under M.G.L., a developer may appeal to the State's Housing Appeals Committee for review of local action on a Comprehensive Permit if less than 10% of the community's total year round housing stock is subsidized and restricted for low or moderate income households.) According to the DHCD's current SHI (Subsidized Housing Inventory) record as of January 28, 2014 for New Marlborough, 0 percent of the 692 year round housing units were subsidized.

Discussed were options for responding to this notice. The PB resolved that Mr. Mullen would forward an electronic copy of the **DHCD** notice to the Select Board. (New Marlborough's rating of 0% will be highlighted on the **DHCD** notice; the NM notice will be scanned and forwarded to the Select Board members.)

Town Election: Holly Morse submitted candidacy papers for the 4-year term. (Jamie Mullen and Charlie Parton also submitted candidacy papers.) Noted was the confusion as to why three PB members were up for re-election in 2014. The importance of attending the Town Caucus on March 25th was noted.

Next Steps/Activities for the Board: All Board members should be present for this discussion and the development of a plan. Mr. Mullen noted a couple of amendments to the Town's Accessory Dwelling by-law are needed to address:

- Dwellings within the primary household; and
- Square footage restrictions/calculations.

Meeting Adjourn: 8:09 pm