

**Minutes of the
Topsfield Planning Board
Joint Meeting with the
Finance Committee
Teacher's Lounge, Proctor School
March 14, 2016**

At 7:40PM the Finance Committee Meeting, already in progress, recognized Planning Board Chairman Morrison and Members Jeanine Cunniff, Josh Rownd and Joe Geller. Of the Planning Board staff Community Development Coordinator Donna Rich was in attendance also. Other persons present during the Finance Committee meeting were Finance Committee Chair Karen Dow, Members Dana Warren, Jon Guido, Eric Menzer, Lou Ross, Michael Hartmann and Minutes Secretary Jennifer Davis, in addition others present during all or part of the meeting were Town Administrator Kellie Hebert, Town Accountant Catherine Gabriel, and resident Dick Gandt.

Purpose: Proposed Elderly Housing District Overlay Warrant Article

Finance Committee Member Lou Ross began by describing the proposed Elderly Housing District Overlay at 470 Boston Street, which is 13-acre lot and is being suggested to have 30 townhouse style structures. Chairman Martha Morrison further explained details such as curb cuts, price point, tax revenue expected and impact on the community. There was also a brief discussion of the pros and cons of the development amongst Finance Committee members and the Planning Board. It was noted that there would be a Public Hearing on March 15th, 2016 and Finance Committee Member Lou Ross stated he would be in attendance.

At 8:16 PM Members of the Planning Board left the Finance Committee, which continued with their agenda.

Respectfully submitted,

Donna C. Rich
Community Development Coordinator

Per the Open Meeting Law, the documents that were either distributed to the Planning Board before the meeting in a packet, or at the meeting were:

1. Site map and Net Revenue sheet for "Rolling Green"

Approved as amended at the April 19, 2016 Planning Board meeting.

<p>Pursuant to the 'Open Meeting Law,' G.L. 39, § 23B, the approval of these minutes by the Committee constitutes a certification of the date, time and place of the meeting, the members present and absent, and the actions taken at the meeting. Any other description of statements made by any person, or the summary of the discussion of any matter, is included for the purpose of context only, and no certification, express or implied, is made by the Committee as to the completeness or accuracy of such statements.</p>
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