



Topsfield Finance Committee

Minutes to the Meetings April 25, 2016

**I. Call to Order:** Chair Karen Dow called the meeting to order at 7:04 PM with Che Elwell, Mike Hartmann, Lou Ross and Dana Warren present. Jon Guido and Eric Menzer were not present. Members of the Planning Board present: Martha Morrison, Jeanine Cunniff, Josh Rownd and Donna Rich (secretary). Also present: Catherine Gabriel- Heusser, Town Accountant, Dick Gandt and David & Nicky Larson.

**II. Minutes:** Dana Warren made a motion to accept the minutes, as amended from April 11, 2016. Che Elwell seconded the motion, voted in favor 4-0. Mike Hartmann abstained as he was not present for the meeting.

**III. Town Meeting Warrant Article Recommendations:** Annual Town Meeting Warrant Articles pending recommendations from the Committee are Thirty-Fifth, Thirty-Sixth, and Thirty-Seventh.

A brief discussion was held among the Committee and Martha Morrison on Article Seventh.

Martha Morrison also discussed articles Thirty-Fifth, Thirty Sixth, and Thirty-Seventh, noting that the Planning Board has not gotten any further information on these Articles. The Board of Selectmen will discuss the Articles with the Finance Committee at the next meeting. The Finance Committee can then vote at that time.

**IV. Joint Meeting with the Planning Board 7:15:** Martha Morrison, Selectman and Chair of the Planning Board, spoke to the Committee providing further details on Articles Thirty-Second and Thirty-Third.

By motion of Lou Ross, seconded by Che Elwell, the Finance Committee recommends positive action on Amend Zoning bylaw, Article IV, Section 4.10, Sections B, C, and J, Article Thirty-Second, voted in favor 5-0. Discussion: This amendment would make all districts have the same requirements when reviewing Special Permits and Site Plan Reviews.

The Planning Board and the Finance Committee discussed Article Thirty-Third. They discussed the pros and cons of having an Elderly Housing Development. Some of the pros discussed were tax revenue, new growth and an opportunity for elderly Topsfield residents, looking to downsize, to

stay in town. One of the major cons that Jeanine Cunniff discussed was the concern over waste water and drainage in a sensitive area.

By Motion of Lou Ross, seconded by Dana Warren, the Finance Committee recommends positive action on Amend Zoning Bylaw, Article II, Section 2.10 Creation of "Rolling Green" Elderly Housing District, Article Thirty-Third, voted in favor 5-0. Discussion: Finance Committee Members discussed that this zoning change would allow a developer to build an Elderly Housing Development but that there are several other permitting processes that need to take place before any units are built.

Planning Board meeting adjourned at 7:52 PM.

**V. Upcoming Meeting Schedule:** A joint meeting of the Committee and the Selectmen will be held prior to the Annual Town Meeting, May 3<sup>rd</sup>, 2016, at 6:00 PM, Proctor School Teachers' Lounge. The Annual Town Meeting will take place on May 3<sup>rd</sup> in the Woodbury Auditorium at the Proctor School, 7:00 PM.

**VI. Adjourn:** A motion was made by Lou Ross to adjourn at 7:55 PM, seconded by Dana Warren and voted in favor 5-0-0.

Respectfully submitted,

Jennifer Davis

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Attachments:

None