



Town of Lancaster
Planning Board
Lancaster, Massachusetts 01523

7:00 P.M., April 10, 2023

Zoom Meeting

Administrative

1. Attendance Roll Call

Frank Streeter – Chair
Phil Lawler – Vice Chair
Kendra Dickinson – Member
George Frantz – Member
Mike Favreau – Member (Absent)
Jasmin Farinacci – Staff Member

Public Hearing

1. 696 Fort Pond Road

The applicant requested the hearing to be continued on April 24th. The Chair requested a motion. Member Dickinson so moved; Member Frantz seconded. The Chair asked for discussion. Hearing none, the Chair called for a vote.

Vote: (4-0-1) Hearing continued until April 24th.

2. Zoning Article – Inclusionary Zoning

The Chair recommended that the Board take a vote on action with Inclusionary Zoning. The Chair asked if any members of the public wished to speak on this. Hearing none, the Chair requested a motion to Vote on the Inclusionary Zoning. Member Dickinson so moved; Vice Chair Lawler seconded. The Chair asked for any discussion. Hearing none, the Chair called for a vote.

Vote: (4-0-1) to Close the Hearing

Next the Chair recommended that the Board take no action on this zoning proposal. The Chair requested a motion. Member Dickinson so moved; Member Frantz seconded. The Chair asked if there was any discussion concerning this. Hearing none, the Chair called for a Vote.

Vote (4-0-1) Board take no action.

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Public Meeting

1. Planning Board Recommendation for Zoning Article – Accessory Dwelling Unit

The Chair postponed reports on the Zoning Article for the Accessory Dwelling until the next meeting.

2. Planning Board Recommendation for Zoning Article – Use Regulation Schedule

The Chair postponed reports on the Planning Board Recommendation for Zoning Article until the next meeting.

3. Review Violations and Active Orders:

The Chair reviewed the Dover Amendment (State Policy) which covered certain religious uses. The Chair said Ms. Farinacci had copies of the email from the Town Council. The Chair asked Ms. Farinacci to circulate the email. The Chair requested any questions from the Board. Out of professional courtesy to the ZBA, the Chair recognized Jean Rich, 281 Mill St. Extension. Ms. Rich asked the Chair if the zoning articles that were being proposed could be displayed where citizens could see them. The Chair agreed and said that the Town Council had still been polishing a couple of these, but they would be up soon. The Chair thanked Ms. Rich for her comment.

Discussion

Correspondence

No new Correspondence

New Business

No new Business

Review upcoming meetings

04/24/2023 @ 7PM, hybrid
05/08/2023 @ 7PM, hybrid
05/22/2023 @ 7PM, hybrid

Adjourn

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The Chair requested a motion to adjourn the meeting. Member Dickinson so moved; Member Frantz seconded. The Chair asked for any discussion. Hearing none; the Chair recommended a Vote

Vote: (4-0-1) to Adjourn the Meeting