

## **Economic Development Committee Meeting Minutes of March 2, 2017**

Call to Order: The Chairman called the meeting to order at 8:00 a.m. in Room 105 of Town Hall.

In Attendance: Chairman Barbieri, Susan Russo, David Thorn, and Lisa Zais. Also present were Town Administrator Jeff Ritter and Economic Development Director/Town Planner Karen Sherman. Robert Warburton and Kate Lamontagne were absent.

Downtown Development: The Chairman updated members on work completed by Joel Loitherstein, LSP of Tighe & Bond on an environmental review on the 9 Green Street property. The Chairman and Mr. Ritter noted that the tax taking has been delayed for 60+ days to March 23<sup>rd</sup>. Grants for additional site assessment will be pursued.

Ms. Sherman and Mr. Thorn reviewed Planning Board proposals for Zoning Map changes in the Downtown Corridor Study Area. Areas 1 & 6 were discussed in detail, including housekeeping items (i.e. use of parcel boundaries), expansion of the Village Residential zoning district into Mudville and Elm-Grove-Linden, conversion of Industrial remnants on Woodland Street to Village Center Commercial, extension of the Residential district to the intersection of Highland Street (north side) and conversion of East Holliston Commercial zone to Village Center Commercial and small extensions of the Village Center Commercial district in the downtown core (e.g. intersection of Washington and Hollis Streets). Mrs. Russo made a motion to endorse the proposals, seconded by Mrs. Zais with the vote as follows: 3 & aye and 1 & abstain (Mr. Thorn is a Planning Board member).

The Chairman made several suggestions about ðnext stepsö the large parcels south and west of the Upper Charles Trail off Woodland Street as well as potential mixed use allowances along the Washington Street Corridor (e.g. Special Permit allowances for larger home-based businesses).

Additional discussion regarding prohibition of Motor Vehicle uses followed. Mr. Thorn noted he would report back to the Planning Board about lack of support for this limited approach to altering use allowances. He noted that the uses are regulated by Special Permits currently and are subject to enforcement.

### General Business:

Milford Area Chamber of Commerce (MACC) & Mrs. Russo announced as a result of membership, the Chamber has posted a link on their website to our community video with kudos to the EDC. Ms. Sherman noted that the Chamber Director has offered to attend a meeting to discuss opportunities.

Industrial Parks & The Chairman updated the members on an anonymous perspective tenant for Hopping Brook Park and hopes to have the park owner present for the April meeting.

Community Map & The Chairman shared the Ashland Business Association's community map and suggested follow-up on production of this type of document to add to the community marketing tools.

New Businesses for the month were reviewed by Mr. Ritter.

Adjournment: The meeting adjourned at 8:45 a.m. as there was a loss of quorum. The next meeting was scheduled for April 6th.

Respectfully submitted,

Karen Sherman  
Economic Development Director/Town Planner

Approved: April 6, 2017