

West Boylston Open Space Implementation Committee (OSIC)
West Boylston Town Offices, 127 Hartwell St., Suite 100

November 20, 2012 Meeting

OSIC Attendees: *Vin Vignaly, Ray DeSanti, Barbara Wyatt*

Absent: *Diana Engelbart*

The meeting was called to order at 7:05p.m. **On a motion by Ray DeSanti and a second by Barbara Wyatt there was a unanimous vote to accept the minutes for October 9, 2012.**

Vin noted the resignation of Diana Engelbart from the committee and noted that she was a very motivated and helpful member who will be missed. The committee noted that it was grateful for her contributions and ideas.

The committee reviewed the FY13 priority projects list and with the absence of Diana, there will likely be a lag on some of these projects. But the list will remain as is.

Discussion of the current Open Space section of the Master Plan was deferred until Vin can compile the past comments of the Town-wide Planning Committee members. Vin will prepare a draft for review before the next meeting.

Vin briefly discussed the housing production plan and implications for open space protection. The town has only about 4% Subsidized Housing, and the State requires 10%; but the town IS close to meeting an alternative standard within the 40B law that will allow our local Zoning Board of Appeals to make decisions that cannot be appealed to the State. This standard is that if 1.5% of the "Available Lands" in town is in Subsidized Housing, then no appeals can be made. Available Lands are those that are not owned by a Federal, State, or Municipal entity; or have permanently deeded restrictions such that no building would be allowed on the property. If additional lands can have Conservation Restrictions (CR) attached to them, this will reduce the Available Lands and will help the town reach the 1.5%. The OSIC should think about properties that may want to take advantage of this option on their property.

The need to investigate remote participation at meetings was to assist Diana with attendance, but since she resigned, this is no longer warranted.

Two potential lands of interest to be acquired or have a CR for open space protection were discussed. Property at Prospect and Franklin St owned by Robinson has a stream and is wooded that may be of interest; as well as the rear portion of property north of Pierce Street owned by Lamourieux that abuts DCR property were discussed. The Land Trust and/or George Bernardin should be invited to our next meeting to discuss coordination to help protect West Boylston open space lands.

The committee discussed the Selectmen's request for comments to televise all meetings. The committee supported the idea, but did not expect much interest. The logistics would also need to be worked out.

The meeting adjourned at approximately 8 PM. Next meeting will be scheduled in January 2013.

Respectfully submitted,

Barbara Wyatt, Clerk