

TOWN OF WESTERLY
COMPREHENSIVE PLAN CITIZENS' ADVISORY COMMITTEE

Regular Meeting – May 17, 2017 – 5:00 p.m.
Development Services Conference Room – Town Hall

A. 5:02 P.M. CALL TO ORDER

Members Present: Gail Mallard, Chair
Joseph T. MacAndrew, Vice Chair
Faith Bessette-Zito
Stuart Blackburn
James J. Federico, III
Gina T. Fuller (entered 5:07 p.m.)

Members Absent: Nancy N. Richmond

Liaisons Present: Catherine DeNoia, Planning Board

Staff Present: Benjamin Delaney, Planning Associate

B. 5:02 P.M. APPROVAL OF MINUTES

Motion by Mr. MacAndrew, seconded by Ms. Bessette-Zito, to amend "Motion by Mr... by unanimous vote." under adjournment as "Motion by Mr... Mr. MacAndrew... by unanimous vote." in the minutes of May 4, 2017. Motion **CARRIED** by unanimous vote.

Motion by Mr. MacAndrew, seconded by Ms. Bessette-Zito, to approve the amended minutes of May 4, 2017. Motion **CARRIED** by unanimous vote.

C. 5:03 P.M. DISCUSSION OF FUTURE MEETINGS

The committee was in consensus to continue meeting at 5:00 p.m. every other Wednesday.

D. 5:04 P.M. DISCUSSION OF DRAFT PLAN

Appendix I – Housing Opportunities

Section 2.7

The committee recommended seeking the Town's exemption from the Low-and-Moderate Income Housing Act be considered as a potential action item and requested the number of buildable acres in the RR-60, LDR-40, MDR-30 and HDR-15 zoning districts be provided. The committee was in consensus to make the following recommendations and revisions to subsection 2.7.5:

1. Eliminate "The Town's inclusionary... environmentally-sensitive sites." And consider for inclusion in the Implementation Plan.
2. Eliminate "The Town should... neighborhood plan approach." and consider for inclusion in the Implementation Plan.
3. Eliminate "There should be...be made immediately." and consider for inclusion in the Implementation Plan.
4. Eliminate "With further study,... bonus is practical." and consider for inclusion in the Implementation Plan.

5. Eliminate “Also within the...bonus is practical.” and consider for inclusion in the Implementation Plan.
6. Revise “This zoning district has private water and septic.” as ““This zoning district has no public septic but does have some public water available,” if verified by the Planning Office.
7. Revise “The Town should...address local impacts” and consider for inclusion in the Implementation Plan.
8. Consider “Although beyond the... with added density.” for inclusion in the Implementation Plan.
9. Eliminate “The Town of... bonuses and incentives.” and consider for inclusion in the Implementation Plan.
10. Revise “Westerly has historic.. Mill Overlay District.” as “Westerly has historic mills located in the North End, White Rock, Bradford and the land formerly occupied by the Potter Hill mill; the latter two fall within the Historic Mill Overlay District.
11. Consider updating the 2003 North End Revitalization Plan for inclusion in the Implementation Plan.
12. Eliminate “As part of... LMI qualified) housing.” and consider for inclusion in the Implementation Plan if mandated.
13. Revise “It is recommended...approach the statewide...” as “The ArtSpace project in Norwich, Connecticut and Hygienic Arts in New London could be models for inspiration for the Town to approach the statewide...”
14. Eliminate all references to accessory affordable apartments from Strategy Five.
15. Eliminate “The Town must... rehabilitation tax credit.” And consider for inclusion in the Implementation Plan.
16. Revise “...and public amenities and infrastructure like an extensive sidewalk network.” as “public amenities with infrastructure such as an extensive sidewalk network.”
17. Review the percentages of students at Springbrook Elementary School and State Street Elementary School eligible for free or reduced-price lunch.
18. Eliminate “along Route 1” from “Other issues facing... and blighted sections.”
19. Revise “will” as “could” in “To begin the... be explored:”
20. Confirm the initialism HAMFI and acronym CHAS are clarified.
21. Confirm the Downtown Arts District’s designation has been extended beyond a five-year period.

The committee requested verification of the number of buildable acres in each zoning district and clarification on the responsibility for studying Bradford for designation as a growth center.

Mr. Delaney confirmed the Planning Office would contact the Rhode Island State Council on the Arts regarding its funding program with the Housing Network of Rhode Island.

Appendix I – Services and Facilities

Section 6.3

Discussion was held regarding section 6.3 Public Schools and specifically subsection 6.3.3 Performance Measures. Ms. Fuller confirmed she would provide a revised section for the committee to review.

Discussion was held regarding Westerly State Airport and the proposed Airport Hazard Overlay District. The committee was in consensus to review the Existing Land Use and Zoning chapter of Appendix I, Appendix II, maps and the list of proposed action items for possible inclusion in the Implementation Plan of the draft Primary Report at its next meeting.

E. 7:01 P.M. PUBLIC COMMENT

None.

F. 7:01 P.M. ADJOURNMENT

Motion by Mr. MacAndrew, seconded by Ms. Bessette-Zito, to adjourn. Motion **CARRIED** by unanimous vote.

Minutes for the May 17, 2017 meeting submitted by:



Benjamin Delaney
Planning Associate