

# **Town of Princeton, MA Planning Board**

## **Meeting Minutes March 23, 2022**

### **Town Hall Annex and GoToMeeting**

*Board Members present in-person at Town Hall Annex: Ian Catlow (IC), John Mirick (JM),*

*Board Members present via Go-To-Meeting: Ann Neuburg (AN)*

*Alternate Board Members present via Go-To-Meeting: Lisa Drexhage (LD)*

*Absent: Corey Burnham-Howard (CBH), Rud Mason (RM), Tom Sullivan (TS)*

*Public Attendees present via Go-To-Meeting and in-person: none*

**Call to order:** 7:30 pm

### **Proposed Amendment for marijuana in Business-Industrial Districts**

JM had circulated a draft following the 3/16 meeting that incorporated the setback requirements for buildings used for adult entertainment. Those setbacks, intended for screening for adult entertainment, would help to dissipate marijuana odor. Limitations on canopy (5,000 square feet) and allowing only indoor cultivation would facilitate odor control. The special permit conditions applicable to any manufacturing were specifically incorporated. TS had circulated a spreadsheet on properties in the Business-Industrial that showed that there were sites in B-I districts with sufficient area.

**MOTION** to Approve Proposed Amendment

Motion: IC; 2d: AN; Vote: unanimous

JM will forward the three proposed amendments (for Residential-Agricultural, Business, and Business-Industrial) to Town Clerk and Town Administrator with request to place them on the warrant. For Town Meeting, JM will draft short explanation and recommendation.

### **Minutes of March 16, 2022 Meeting**

**MOTION** to approve as circulated

Motion: IC; 2<sup>nd</sup> AN; Vote: unanimous

### **Administrative Business**

There were no ANR plans

Mail receive from CMRPC. Assessment is \$.30087 cents per capita as appearing on 2020 census. Cost to Princeton for FY 2023 is \$1,051.54

Town Administrator has posted information about proposed State regulations to implement policy of new Ch. 40A Sec. 3A to require high density multi-family residence zoning in MBTA communities, defined as communities with an MBTA facility, or adjacent to a community with an MBTA facility. In current draft, no provisions to modify for rural communities with no public water or sewer. Needs to be a discussion item for next Board meeting.

**Next meeting April 6, 2022**

**Next Agenda Items**

- Administrative Business
  - o Review and approve regular meeting minutes of February 2, 2022
  - o Review any mail
- Consider any ANR plans
- Discuss high-density zoning
- Consider Long-Term Planning Projects:
  - o Town Master Plan
  - o Housing Production Planning

**Meeting adjourned** at 7:50 p.m.

**MOTION** to adjourn.

- Motion: AN; 2d: IC; Vote: unanimous.

Respectfully submitted,

John Mirick