

Minutes of the April 11th, 2006

Lincoln Land Trust Meeting

Call to Order @ 7:15. Present: Janet Butler, Janice Ferry, Brian Guadagni, Judy Hadley and special guest, Al Ranaldi, Town Planner. March minutes reflect change from Harold Ward-Brown to Harold Ward FROM Brown University. This should be the end of my confusion! Minutes approved.

Invited guest-Albert V. Ranaldi Jr.

1. Comprehensive Plan for the Town is a roadmap that Planning board must follow. Topics such as historic preservation and open space were discussed. Duties of the Planning Board were detailed, such as the review of subdivision plans and the inspection of all sites being “improved”.

2. Buildable lots-different regs from a large subdivision plan. Must submit plans to building inspector which then go to the town engineer.

3. Subdivisions must follow regulations set by the town AND the state. 3 main phases:

A. Master Plan Review-conceptual design phase. A Public hearing for all abutters is scheduled. Planning Board DOES NOT have to allow discussion on this, but they usually do.

B. Preliminary Plan Level- design is fully engineered, including all utilities. There is an open meeting for abutters to cast their votes yeah or nay for the plans as they stand. All permitting from town/state must be in place at this point.

C. Final Plan Review-everything must be in place at this point, including DEM permitting and “bugs” should have been resolved.

Al Ranaldi used the Meadowbrook subdivision to illustrate the above phases. Diagrams from each phase were looked over and questions posed, which the Planner answered.

N.B. Sue Sheppard DOES NOT plan to locate a baseball field on the Camp Meehan property per Al Ranaldi!!

Correspondence:

1. Greenways Alliance of RI- National Trails Day is June 3rd and is called TrailMix!

2. National Resources Conservation Service is interested in the preservation of farmland.

Land Trust Projects

1. Website-moving slowly. An account has been set-up for Paul Roselli and the \$ needs to be used by June 30th. Looking for parcels to photograph/video. Potential sites include Camp Meehan, the Corrigan Property, and Filippi Farm on Great Road.

Old Business

1. Budget has been set for the FTM. Judy provided us with a copy of this document.

New Business

1. FTM-be there!

2. Area of Planning and Concern-are we getting a seat on this board?

Where in the process are we?

3. All talked out tonite!

Meeting adjourned @9:09 PM