

**Palmer Planning Board
Planning Board Meeting Minutes
Monday, October 30th, 2023**

I. Call to Order

Chairman Michael Marciniac called the meeting to order at 7:05 PM on Monday, October 30th, 2023, in the Planning Department Office. Vice Chairman Norman Czech, Members Shelby Lamothe, and Scott Day were present. Also present was Town Planner Heidi Mannarino recording minutes.

Public Hearings: None Scheduled

New Business:

- Housing Production Plan Review
- Gravel Inspection Reports
- Meeting Minutes: 9/11/23 & 9/20/23
- Abutting Town Notices
- Interest Allocation Report

Old Business:

Board Member Comments:

Housing Production Plan Review

Chairman M. Marciniac informed the Board that previous drafts of this plan have already come before the board, and this is the final draft to be approved.

S. Day asked what a “friendly” 40b is.

M. Marciniac explained that development projects for affordable housing do not have to comply with zoning by-laws, but a “friendly” 40b is a situation where the developers work with the town for an agreeable outcome. He added that most towns would like to see affordable housing under a “friendly” 40b rather than an “unfriendly” one.

S. Day asked what the CPA is.

M. Marciniac stated that the Community Preservation Act or “CPA” is a surcharge of up to 3% of one’s property tax that is put in a fund and used for community projects such as affordable housing. Brief discussion ensued.

S. Lamothe made a motion to approve the Housing Production Plan, S. Day seconded. The motion passed 4-0.

Gravel Reports- Third Inspection

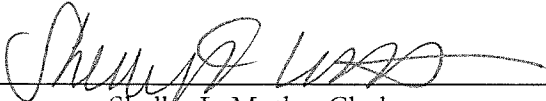
M. Marciniac informed the board that the gravel inspection reports had not yet been submitted to the board, and will be discussed at an upcoming meeting.

Abutting Town Notices & Interest Allocation Report

Were available in the Board’s dropbox for review.

Adjournment:

A motion to adjourn the meeting at 8:14 pm was made by N. Czech, seconded by S. Lamothe. The motion passed 4-0.



Shelby LaMothe, Clerk