

Canton Master Plan Update Steering Committee Meeting

March 14, 2019, 7-9 pm

Canton Public Library – Trustees Conference Room

786 Washington St

MINUTES

Present: Horsley Witten Group: Nate Kelly, Krista Moravec

Master Plan Steering Committee: David McCarthy, Meredith McLoughlin, Sonja Grauds, Emilio Mauro, Tom Theodore, and Tonja Mettlach

Staff: Laura Smead, Town Planner

Not present: Gerald Carmichael, Michael McMahon, and John McSweeney

		Discussion
1. Welcome/Late Arrivals	7:00-7:05	<ul style="list-style-type: none"> • Minutes accepted 5-0 (Sonja arrived after minutes vote taken)
2. Acceptance of Meeting Minutes (Jan)	7:05-7:10	
3. Public Outreach & Communication: Results Public Workshop/Open House/ Commuter Survey	7:10-8:10	<p>Review of Canton Junction commuter survey, Master Plan Open Houses Comments:</p> <ul style="list-style-type: none"> • Generally thought went well, decent response, especially on commuter survey • Open House survey already has 20+ participants (only open a few days) • Town mostly seemed to agree with the issues and strategies presented • Housing is a divided issue about whether to allow additional housing and housing choices; some note desire for no new residential development while others say cost is concern • Walkability/traffic also frequently noted, traffic as a limiting factor for growth; concerns about school impacts • Preference for Rte 138 development include indoor recreation facilities, outdoor recreation/trail/walking path, restaurants, other community resources, divided on housing • “Top 3” How to Spend Town money priorities: improving and upgrading rec fields, playgrounds, and parks; downtown streetscape improvements and maintenance; and building and repairing pedestrian and cyclist connections and infrastructure (sidewalks, bike lanes) • Krista will clean survey result summaries and send to Laura for web posting
4. Baseline Report Topic: Land Use & Buildout Analysis	8:10-8:45	<p>Comments:</p> <ul style="list-style-type: none"> • Using building permit data in town reports is likely more accurate than census data; Krista will cross-check • Add a list of notable large-scale commercial/industrial developments in the past 20 years; create graph similar to residential permits • Add a pie chart for area of zoning districts as a percent of total land area • May be zoning changes at town meeting 2019 to note in the chapter

		<ul style="list-style-type: none"> • Horsley Witten reviews buildout analysis map and potential residential development areas with chart numbers • Potential development of the golf courses remain a concern • Housing pressures are great: Canton is desirable and developers will continue to be creative in finding places to build
5. Public Outreach & Communication	8:45-9:00	<ul style="list-style-type: none"> – Online Master Plan Survey (ongoing, 20 responses and counting), will promote weekly – Op eds <ul style="list-style-type: none"> ○ March – David McCarthy? ○ April - Michael McMahan – Targeted outreach <ul style="list-style-type: none"> ○ Youth/Schools (In progress, connected with elementary schools, middle school principal, message left at high school) ○ Massasoit Community College – not responsive