

TOWN OF GRANBY
TOWN-OWNED LAND STUDY COMMITTEE MEETING
MINUTES
June 18, 2015

PRESENT: Mark Higby, Chairman; Terri-Ann Hahn, Kathryn Miller, Richard McDermott, Margaret Lareau, and John Adams

Chairman Mark Higby called the meeting to order at 7:03 p.m.

Public Comment: None.

Review Agenda: Add two items: Report from Agricultural Commission meeting and Ideas for the focal point of TOLSC Report.

On a MOTION by J. Adams, seconded by T. Hahn, the Committee unanimously voted (6-0-0) to approve these additions to the Agenda.

Minutes

The minutes from June 4, 2015 were reviewed by the Committee.

On a MOTION by T. Hahn, seconded by K. Miller, the Committee voted (6-0-0) to approve the Minutes of June 4, 2015 as presented.

T. Hahn reported she attended a recent Agricultural Commission Meeting and talked with them about the property at 107 East Street. The Commissions overall response was to see the property remain as agricultural land, and continue its use by a farmer. There was discussion about what was previously paid in taxes on this property as opposed to what the present lease pays. Other topics mentioned were: easements, development rights and selling the property with or without the development rights.

Unfinished or Tabled Business

- a.) Survey – results are not yet ready to share. Table to next meeting.
- b.) Matrix (second version) setup for report to Selectmen – It's been determined as this process has moved forward, that a Matrix is not needed.

New Business

- a.) Review Public Meeting, June 11, 2015 – The Commission felt the meeting went well. Most of the comments made were previously heard. There was overwhelming support to keep the 107 East Street property as agricultural/farming/open space. Walking trails around the perimeter of the crops was also high on the list of uses.
- b.) Ideas for the focal point of TOLSC Report – based on the information received from the two public meetings, the committee made notes of possible topics to include in their report to the Board of Selectmen. Ideas included:
 - Keep property as agricultural/farm land/open space
 - Lease length (possibly up to 10 years) and terms. A lease could be broken if a need for the property were to come about.
 - Ask a farmer to leave an area for walking around the planted crops
 - Responsible agricultural uses (include use of/lack of use of pesticides in a lease)

- General upkeep – mowing the pasture on the portion not used for growing crops
- Housing – not much support for new houses on this property
- Find a way to capture revenue from this property
- Inform the public – residents seemed to be reporting some misinformation regarding the intended use of this property at the time it was purchased
- Create a walking trail and allow use during the winter for snowshoeing and cross-country skiing. Minimal upkeep by the town would be needed to allow for some recreational uses. Equestrian use, but not near the walking trail.
- Keep other town-owned properties in mind for certain uses
- Build a small pavilion at the parking area for use as a farm stand or a Farmer's Market. (this is not meant to conflict or compete with the Holcomb Farm store)
- Traffic concerns
- Arboretum – a grove of trees. Take into consideration possible long term use of the property. No sense planting trees only to take them down in a few years because they're in the way for another use.
- Create foot access for school field trips - walking, nature outings, educational purposes
- Set aside a portion to use as a town sponsored garden to raise produce to use in the school lunch program. Students could work in the gardens.
- This property may someday be traded for another parcel of land for a specific use.

When setting up the report for presentation, R. McDermott suggested looking at the GAFLAC Report. He feels that report was well done and might be a helpful tool.

Set Agenda for July 16, 2015 meeting

Items to include on the Agenda are:

- Survey – results
- Review other town-owned properties and their possible uses
- Create an outline for the Report to the Board of Selectmen – assign paragraphs to committee members

Adjournment

On a MOTION by K. Miller, seconded by T. Hahn, the Committee voted unanimously (6-0-0) to adjourn the meeting at 8:27 p.m.

Respectfully submitted,

Susan Christian
Recording Secretary