

TOWN OF MANSFIELD  
CONSERVATION COMMISSION  
SPECIAL MEETING  
February 10, 2015  
Conference Room C, Audrey P. Beck Building  
Minutes

Present: Quentin Kessel (Chair), Joan Buck, John Silander, Mike Soares and Robert Dahn (Acting Secretary).  
Absent: Aline Booth, Neil Facchinetti, Scott Lehmann and Grant Meitzler.  
Town Staff: None present.  
Guests: None present.

1. The meeting was called to order at 6:32 PM.
2. No formal roll call was conducted and attendance was noted upon arrival.
3. No public comment was offered.
4. Special Meeting Agenda Item, Recommendations regarding the Draft of the Mansfield Tomorrow, Plan of Conservation and Development (POCD):

Chairman Kessel initiated the conversation presenting his comments and a possible format for the formal Conservation Commission (CC) recommendations. The following suggestions were presented for inclusion in the CC recommendations.

CC members present expressed general support for the many positive elements included within the body of POCD and were grateful for the opportunity to review and provide input on the document, particularly as it pertains to the statutory charge and duties of a CC in the Connecticut Statutes and Regulations.

Soares mentioned that the Scenic Road section of the POCD includes reference to streamlining the application process, including a possible moratorium on any additional scenic road designations until such time as the proposed guidelines for sidewalks and bike trails are completed. Silander offered that assessing the pros and cons of encouraging bike trails was difficult to assess without any indication where the proposed bike trails might be located. Soares offered that bike trails and scenic roads need not be mutually exclusive and that a moratorium would not be necessary. Silander stated that scenic roads are a significant component in maintaining Mansfield's rural character.

Commission members present felt existing regulations pertaining to clustering and shared driveways have been used more as a loophole in the development process and was not having the intend result of protecting the town's natural resources. The CC believes it is critical that clustering and shared driveway elements of the POCD and the Zoning Regulations be refashioned in a way that will ensure these regulations lead to their intended results.

Buck suggested that the Table on page 3.7 contained great information for hikers in Mansfield and the town should consider including it in a pamphlet for users of the numerous trails within Mansfield.

Buck and Soares both listed several examples suggested changes regarding the Facilities Map.

Dahn will review and forward comments on Chapters 7 and 8.

Buck pointed out that the Strategies Section mandates open space inclusion in Compact Use Areas. The CC believes this will enhance the town's efforts to protect its natural resources.

Kessel reminded the CC about Public Act 490 and its tax provisions for parcels above certain acreages.

The CC agreed that the comments/recommendations should be assembled in a draft letter for the 2-18-2015 CC meeting. Soares offered to do this and the CC accepted his gracious offer.

There being no further comments or suggestions from the CC or the public, the meeting was adjourned at 7:35 PM.

Respectfully submitted,  
Robert Dahn, Acting Secretary  
Approved: April 15, 2015