

Sutton Master Plan
Public Information gathered at October 22, 2011 Workshop

	Land Use	Housing	Economic Development	Community Services and Facilities	Transportation and Circulation	Cultural and Natural Resources	Open Space and Recreation
Group 1	Thoughts: Pressure on town to guide development specifically parcel off of Singletary Ave, Zoning places constraints on development and inhibits development of infrastructure, understanding that change in zoning means change in development and change in use of land, revisit regulations regarding permits for comm towers on town property		Wants: Assisted Living, live-in care facility, bring professional services to a "Village Center", Turn Cold Spring property into a "little village/boutique style" shopping area	Look at Library placed at the Public School to promote shared use	Major Issue: Fly-over bridge at Rte 146 and Boston Road	Shaw Farm process should continue to move forward	The town has ample land and would be more important to maintain and care for what town already owns
	Investigate: Sutton Center as a village or a Historic District, Putnam Hill/Central Turnpike developed as a village? Model towns: Pomfret and Woodstock, CT		Jobs: law practice, medical/dental, accounting, shops, restaurants Location: Rte 146 at the Drive-In Theater, at the Boston Road Interchange and at the Central Turnpike and Rte 16 interchanges Buy local/urban agriculture trends, how can Sutton promote as some farms are at risk?	Police/Fire housed together Create infrastructure (water/sewer) at the Gilmore Drive area to promote development for business/professional development	Thoughts: Central Turnpike is seen as a major corridor Sidewalks: Between High School and future Shaw Farm developemnt	Promote assets on Town Web-site Apply for grants to maintain/increase walkways and trailways Better Utilize Assets: By introducing Hyro power, Wind turbines, Communication Towers	Maximize planning and development at Shaw Farm to meet community needs How does Town pay for services, open space, field maintenance, etc? Currently Town Planner looks for and applies for grants
Group 2	Zoning should change to promote economic development, village center development and infrastructure	Large lots, low density zoning is preferred	Wants: Professional office space, small business space within village areas, eateries and retail in mills		Issue: there is only a senior bus in place, there should be access to Wilkinsonville, there should be bike paths available along roads	Challenge: King's Farm Protection	Shaw Farm: Track and Field using synthetic turf & bleachers, sidewalk access, Library/Community Center, parking snack shack, sledding hill, and limited pavement
		LID Programs should be encouraged, if possible	Jobs: health facilities, recreational facilites (tennis, swimming, hockey)		Sidewalks: Should expand in Manchaug Village, from Marions Camp to Shaw Farm along Singletary, Boston Road and Putnam Hill Road, and in Wilkinsonville	Figure out how to raise income with our existing and future assets	Marion's Camp: Winter recreation, summer camp opportunities, sewer infrastructure, shelter area for general use, indoor recreation center, restore Goddard Lodge
		Reconsider how to allow for multi-family	Potential other locations for business - Beehive and Econolodge				
		Housing for aging, empty nesters, young couples, families - variety for all ages and lifestyles	business development respecting rural vernacular, balance rural character to fiscal benefits				
		Affordable housing should be single family, smaller homes, higher value and smaller lots	cluster food service & restaurants and services (pharmacy, pediatrician, medical offices		Bike trails along existing roads	protect existing agricultural land permanently	baseball, basketball courts, swim, tennis, ice rink, country club facility, plan for unforeseen sports needs
Group 3	Thoughts: Develop what you have, then re-assess	More affordable senior housing for the aging population, Condo development(low maintenance), well designed affordable housing, outside the box thinking "deals" with aging owners	Wants: Grocery, restaurant, medical, artisans and services, not large corporatations	Library Space and program issues - insufficient space, meeting rooms, parking, toilet facilities	Route 146 at Boston Road!!	Need good planning and designation for natural resources and villages such as Sutton Center, West Sutton, Manchaug and Wilkinsonville.	Shaw - Track and Community use with sidewalks, athletic use, lighting, solar lighting! Library - community room, art/cultural center, 2013 Grant to apply for. Sledding now with horse trails to make use of Shaw Farm
	Develop Bee Hive and Village Center in Sutton Town Center	Town should work with State to get out in front and create incentives for developers for well designed affordable housing	Jobs: for everyone especially sutton kids starting to work	Regional roadside pickup does not exist	Central Turnpike - don't give to State and do not over-develop as it is a nice drive	Beehive at Sutton Center - Restore and reuse	Working with the state is great, but work on promoting and utilizing our land first
	Modify zoning to allow smaller units/lots in Village Centers	Good design entails clustering homes and leaving open space	Location: Route 146 access to Boston, appropriate industrial/office at north end of Rt 146	Parks and Rec program at Marion's Camp and collaboration with the library	Bike paths would be good	Pamphlets, trail maps, and education within town and outside encouraging use of Blackstone River Bikeway	Not necessary to acquire more land, but depends on use. Town should work with large landowners for commercial use instead of town purchase. Active evaluation of 61A releases for future. Re-evaluate moving forward.
	Appropriate development in Residential zoning for 55 and over	Affordable housing should be marketed to young families and the elderly to allow them to stay in town.	How does infrastructure get paid for? Is an overlay district effective? What are the benefits of being a green community	Priorities: parking at town hall, library, art, cultural facility, police and highway	Sidewalks- where they would be safe	Access to lakes and ponds such as Steven's Pond would help with utilization.	Use Open Space and Recreation as Economic Drivers...service the users.
		Need water and sewer infrastructure to create housin development	Consider towers as income generators on farm land	Design grant for Library 2013, need grant writer		Utilize land we have vs. buying more land	organized sports - could use better baseball, track, multi-use...planning for the future
			retail and restaurants to serve visitors using regional assets such as state forests,parks	Library space at HS or Shaw Farm, Police at Blue Jay lot			Community Service Parnerhips to help maintian our resources? BU Tech?

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	Where has the Town Succeeded?	What Challenges Remain?	What do you value most about sutton?	What would you like the town to be line in 10 or 20 years?	Other questions or research?		
Group 1	Maintaining the cultural integrity	Parking for town hall	Architectural features - design/architecture guidelines to promote "historical/Sutton-like" architecture	Do not allow Sutton to look like Grafton or Route 9 type development	Shaw Farm development to include an eatery and community center		
	Improving facilities such as the school system	Increase commercial tax with control over type balance with maintaining open space	Open Space - balance of open space with increased development and business/industry	Establish a strong working relationship with utility providers to encourage getting utilities underground as roads are upgraded	Planning Board to integrate knowledgeable town residents in future planning	3	Town's success of the schools
	Supportive of historic structures	Increase water/sewer south of 146 corridor		Appropriate growth		5	Cultural Resources
		affordable housing					
		Look at industrial zone in Wilkinsonville for best usage				3	Open Space
Group 2		bese use/promotion of McGoverns parcel				6	Town's challenges
	Rural pastoral setting through preservation of open space	Incourage more participation	Family focus	Thoughtful organized growth & Implementation		2	Housing
	One school campus	Attract economic development	Relaxed atmosphere	Progress through master plan		5	BALANCE
	Community shared values	Better communication/promotion of town events				7	Growth
		Financial limitations to develop in Sutton steer developers and new companies elsewhere A lot of what residents need is provided in neighboring communities				4	Town atmosphere
Group 3		Achieve a good balance	Local flavor, small town	Green awareness		5	Participation & Planning
	flatlined impact						
	Marion's Camp, Shaw Farm, Whittier Property, Water's Farm	Marketing Business Development for tax base shift and creation of jobs	Open space and Landscape	More business on 146			
	School Re-development	Library Facility - more space	Historic and agricultural character	Village businesses			
	Friendly small town feel	Promote what we have		Same setting and feel of the landscape			
	Village & Town center preservation	proactive on housing and affordable housing needs					
		Recreational space					