

Planning Board

Minutes of November 14, 2001

ROLL CALL:

Alan Carpenter, Chairman - Excused Ross McLeod, Vice Chairman - Present

Lisa Linowes, Secretary - Present Margaret Crisler, Selectmen Member - Excused

Walter Kolodziej, Regular Member - Excused Wayne Morris, Regular Member - Present

Russ Wilder, Regular Member - Present Lee Maloney, Alternate - Present

Nancy Prendergast, Alternate - Excused Roger Hohenberger, Selectmen Alternate - Present

Mr. McLeod replaced Mr. Carpenter on the Board.

Mr. McLeod opened the meeting at 7:30 pm.

MINUTES:

Mr. Morris made a motion to approve the October 13 site walk minutes as amended. Seconded by Mr. Hohenberger. Passed 6-0.

Mr. Morris made a motion to approve the October 17 minutes. Seconded by Ms. Maloney. Passed 6-0.

CORRESPONDENCE:

Mr. McLeod reviewed the following correspondence:

Letter from StoneHill Environmental regarding groundwater yield analysis. The Board invited Stonehill Environmental to the November 28 meeting at 7:00 pm to discuss this issue;

Memo from All-Cell regarding site plan review for a sign. The Board consensus was to grant the request that the sign does not need a site plan hearing with the condition that the background color is dark and the lettering is light and show the revised signs to Mr. Turner.

Letter to David Brillhart regarding the Selectmen's issues for the Route 111 improvements;

Technical bulletin from the Office of State Planning;

Memo from Vanasse Hangen Brustlin Inc regarding the I-93 improvement projects;

Notice of the NH Association of Conservation Districts 2001 annual meeting;
Notice from the Derry Planning Board regarding their November 5 meeting;
Newspaper article regarding wells drying up.
RPC's November meeting agenda;
Notice from the DOT regarding Route I-93 widening meetings;
Flyer for Conservation Issues forum on November 29;
2001 Municipal Law update and Legislative Policy Positions;
Seminar flyer for Assessment Management in NH on Nov 17;
Seminar flyer for the Seaside Institute from Nov 8-10;
The Source newsletter from NHDES;
United Way flyers.

ROAD BONDS:

Mr. Turner reviewed the following road bond:

Moeckel Road, release of \$13,903.20 and retain \$3,475. Mr. Wilder made a motion to release and retain for fire department verification that the cistern is functional. Seconded by Mr. Hohenberger. Passed 6-0.

Heritage Hill Trails. Mr. Hohenberger made a motion to table the road bond for Heritage Hill Easement bonds to December 5. Seconded by Mr. Morris. Passed 6-0.

OLD BUSINESS:

Mr. McLeod apologized to the Board regarding words he used at the last meeting.

The Board discussed making a recommendation to the Selectmen regarding a resident purchasing a parcel of town land that abuts his land. Mr. Wilder made a motion to recommend to the Selectmen that the property be transferred for a fee with provision that is not support an occupiable structure whether free-standing or attached. Seconded by Mr. Morris. Passed 5-0-1. Mr. Hohenberger abstained.

The Board discussed the Castle Reach Pump House site. Mr. Wilder made a motion to direct staff to readdress the situation at Castle Reach Pump House to bring into compliance with plan approved regarding trees. Seconded by Ms. Maloney. Passed 6-0.

The Board discussed the clearing of the land on the Rolling Ridge Subdivision. Mr. Wilder made a motion to revoke Rolling Ridge Subdivision because they failed to conform to the approval specification by cutting trees to the shoreline of Canobie Lake and disregarded the Shoreland Protection Act as outlined on the plan, 676:4-aI(B). Seconded by Mr. Morris. Passed 6-0.

ZONING AND ROUTE 28 MASTER PLAN:

The Board discussed the potential zoning public hearing dates and the zoning amendments.

Mr. Hohenberger made a motion to extend the Neighborhood Business to new location to follow the property line south to brook - use brook to next property line. Seconded by Mr. Wilder. Passed 4-2. Mr. Morris and Ms. Linowes opposed.

Mr. Morris made a motion to eliminate multi-family leg out to Route 28. Seconded by Mr. Wilder. Passed 6-0.

Mr. Morris made a motion to for lots surrounding 6 Gordon Mountain Road south to just south of Aladdin Road. Seconded by Mr. Wilder. Passed 6-0.

Mr. Wilder made a motion to zone storage facility as built. Seconded by Mr. Morris. Passed 6-0.

Mr. Wilder made a motion to authorize staff to accept remainder of the zoning map as shown and move to send to public hearing. Seconded by Ms. Maloney. Passed 6-0.

Mr. Wilder made a motion to accept amendment 1-6 as amended. Seconded by Mr. Hohenberger. Passed 6-0.

Mr. Wilder made a motion to adjourn. Seconded by Mr. Morris. Passed 6-0. Meeting adjourned at 12:00 am.

These minutes are in draft form and have not been submitted for approval.

Respectfully submitted, Nancy Charland