

PLANNING BOARD MEETING MINUTES OF JULY 3, 2012

Submitted by stoddard on Tue, 07/03/2012 - 9:09pm.

TOWN OF STODDARD

PLANNING BOARD

MINUTES OF THE MEETING HELD July 3, 2012

MEETING CONVENED AT 7:03 PM

Members attending included: Robert Fee, Ruth Ward, Terry McMahon and Selectmen's representative, Louis GrandPre'. Excused were Dian Mathews and Alternate Margo Santoro, absent were George Preston and Stephen McGerty. Alternate Harry Power replaced Dian Mathews at the table.

Correspondence: Terry McMahon's email indicates that Dian will be out, email from Terry re: attachment to his original email, email from Margo not attending meeting, and Terry's summation of Innovate Land Use.

Minutes of previous meeting: Ruth Ward moved and Harry Power seconded to approve the June 5, 2012 minutes as presented, the board agreed.

Public rudimentary questions: None

Old business:

1. Tweaked Cell Tower Regulations - Pat Putnam reported that the task seems to require another person to read copy to copy and she hadn't had time to work on the project. Ruth Ward agreed to work with Pat to have a working, tweaked regulation for the board's review at the August meeting.

2. Conditional Use Permits - Ruth Ward explained that this kind of permit is to be used in conjunction with any project being presented to the Town. Ruth said that she is not convinced it would be of use in Stoddard. Robert Fee asked the Pat Putnam to submit a list of questions to SWRPC's Lisa Murphy for her theory on the usefulness of adopting such a permit application.

The questions are - What advantage would it give to the town and

applicants?

Is it a vehicle to be used to accelerate applicants to

litigation?

How can the town use the Conditional Use Permit in our current Community Planning Ordinance (CPO) or Permits?

3. Innovative Land Use summation - Terry McMahon reviewed his document and gave a detailed explanation to underscore his "25-Year View of Stoddard" program. He went over several items using Innovative Land Use performance standards to regulate acceptable, mixed-use district. Harry Power said he is concerned that Industrial and Commercial development is allowed in all the Rural District by Special Exception. He feels that some Rural District areas should be banned such development, as businesses would be scattered all over due to the vast amount of rural land.

4. Ruth Ward read the letter she has drafted, at the board's request, to Silas Little for his input on the Old Dump situation. Robert Fee reported that MPB, NHBB, Markem, to name a few, who have test wells on their properties that required

hazardous toxic water clean up. The process, very costly to say the least, required the liquid to be pumped out, treated and pumped back into the wells, over and over again until the well water tested clean or contained acceptable levels of toxic contaminants. Robert Fee moved and Terry McMahon seconded to accept Ruth's draft letter, the board approved. Louis GrandPre' said he is against any opening of the ground at the Old Town Dump. He reported that he had visited the site many times and, on one visit, State Officials advised that the official attitude is to leave the site alone as nothing appears to be causing an issue.

New business:

1. Harry Power brought the board up to speed on the Holland court case. He reported that the town is awaiting the court's decision. The Holland application before the ZBA, to establish a business in the Rural District by Special Exception, has been taken under advisement.
2. The board's review of checklist (CPO, SD - mrj & mn, SPR) was planned to explain each item to the new members of the board. The review was delayed until the next meeting.
3. Newsletter - Terry McMahon referred to his efforts a couple years ago, when department heads and boards did not sign on to supplying articles for it. He displayed a form that the departments and Boards can use to submit items for inclusion in the newsletter. The board recognizes that several residents have signed up to receive an electronic form of the newsletter. Terry will draft up a newsletter for the board's consideration. Ruth Ward showed a newsletter that she received in her tax bill from Easton. Terry accepted it for consideration in drafting his newsletter.

Subdivision applications: None

Site Plan Review: None

Other business: None

Secretary's Cumulative Hours: -0-

Adjourned: Harry Power moved and Robert Fee seconded to adjourn at 8:09 pm, the board approved.

Respectfully submitted,

Patricia E. Putnam

Secretary

These minutes of the Town of Stoddard Planning Board have been recorded by the Town Board Secretary. Though believed to be accurate and correct, they are subject to additions, deletions and corrections by the Board members at the next meeting when the Board votes its final approval of the minutes. They are being made available at this time to conform to the requirements of NH RSA 91-A:2.