

TOWN OF STODDARD  
PLANNING BOARD  
MINUTES OF THE MEETING HELD October 6, 2015  
MEETING CONVENED AT 7:00 PM

The meeting started with the Pledge of Allegiance to the Flag.

Members attending included: Ruth Ward, Dale Smith, Chris Madden, Ellen Mason, Dian Mathews, Dean Huber, Alternate Harry Power and Selectmen's Representative Margo Santoro.

Correspondence: NH Council of Resources & Development Smart Grown report – Dian Mathews read the survey and the board decided the Agency did not affect Stoddard.

Minutes of previous meeting: Ellen Mason moved and Dean Huber seconded to approve the minutes of the September 1, 2015 meeting as amended, the board approved.

Amend: Dale Smith requested that the minutes reflect that he had chastised, at a previous meeting, the Chairman for not contacting the Board's Attorney concerning Conflict of Interest between paid town employees serving on the Planning Board during their tenure as a town employee and when the chairman calls alternates to serve at the table when a member is absent. (RSA 673:11 instructs that the chairman shall designate an alternate to act in the absent member's place.)

Old business: Dian Mathews reported that the Master Plan Update subcommittee met on September 15 and they will meet again on October 20 to tighten up the Commercial Regulation portion of the Master Plan.

New business: Dian Mathews asked for a report from members attending the recent Law Lecture Series.

Dale Smith attended the Grandfather Businesses lecture and concluded that the subject does not apply to Stoddard as there are no ancient businesses in town. The lecture covered the Town's ability to look at a business, if an expansion is applied for. It also called for deciding the constitutionality of Grandfathering.

Ruth Ward reported on the Agriculture lecture. The lecture reported there are very few rules that affect Agriculture in the state. For Agriculture the strict ruled for businesses are relaxed to encourage farming, agriculture and agri-tourism. She also noted that the lecture taught that if the town's regulations are more relaxed than the state's, the town's regulations would probably not be overridden by the state's.

Dale Smith said that a recent article in the Union Leader Newspaper reported that the legislature will be addressing agriculture in the future.

Harry Power reported on the State building Codes lecture – If the town adopts the state's building code they would be forced to have a building inspector. He noted that having those building codes would force builders to hire licensed inspectors for electrical and plumbing installations and would slow down the building process considerably. Building Codes are components of the building and have nothing to do with zoning violations. He also expressed concern on the number of new home building permits that were pulled during the period of 2006 – 2010, which were 84. He felt the town lacks the infrastructure to support another 84 new homes in the future.

Subdivision applications: None

Site Plan Review: None

Public rudimentary questions: Dean Huber reminded the board that he had called for Planning Board meetings to be recorded. Ellen Mason will try to find a recorder to be used.

Other business:

Dian Mathews called for the CIP subcommittee to be reactivated again. Dale Smith reminded the board that a former Board of Selectmen refused to use the CIP after it was established. The CIP was originally written to allow the town to plan for growth management. Therefore, Dale asked if the present Board of Selectmen would use the CIP in the budget building process, if it was updated. Pat Putnam will place the subject on the October 12th Selectmen's agenda. Ruth Ward will work with Terry McMahon as a consultant, to review the CIP.

Dian Mathews referred to Terry McMahon's Stoddard Land Lot Inventory and thought it should be an addendum to the Master Plan, to be used by various town employees when considering building permit applications and subdivision publications. This will be addressed at a future meeting.

Secretary's Cumulative Hours: 30.25

Adjourned: Chris Madden moved and Ellen Mason seconded to adjourn at 8:23, the board agreed.

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.