

Nottingham Planning Board
January 28, 2015

Approved: 2-11-2015

Members Present: Arthur Stockus, Chairman; Eduard Viel, Vice-Chairman; John Morin, CIP Rep; Mary Bonser, BOS Rep; Charlene Andersen; Robert “Buzz” Davies, Alternate; Teresa Bascom, Alternate; Susan Mooney, Secretary (*present as applicant not as Board Member*)

Members Absent: Dirk Grotenhuis, SRPC Rep; Gary Anderson, Alternate

Others Present: Paul Colby, Code Administrator; JoAnna Arendarczyk, Land Use Clerk; Robert Mooney, Applicant; Peter Landry, Surveyor

Alternates seated and voting:

- Mr. Davies for Mrs. Mooney
- Mrs. Bascom for Mr. Grotenhuis

Call to Order at: 7:00PM

Case #P15-01-LLA – Application from Mooney & Pratt Trust for a Lot Line Adjustment to adjust the existing lot lines between Mooney land (Tax Map 43 Lot 55-1 & 55-2) and adjacent land of Ellison (Tax Map 43 Lot 54). 6 Flutter Street, Nottingham, NH.

- Staff recommended the application for the Lot Line Adjustment be accepted as complete

Motion made by: Mrs. Bascom to accept the application as complete

Seconded by: Mr. Davies

Vote: 7-0-0 **Motion Passed**

Public Hearing Opened: 7:03PM

Surveyor, Peter Landry, represented the applicants and explained the plan for the Lot Line Adjustment in further detail.

No one came forward to speak in favor or opposition

Public Hearing Closed: 7:06PM

Motion made by: Mrs. Bonser to approve the Lot Line adjustment

Seconded by: Mrs. Bascom

Vote: 7-0-0 **Motion Passed**

Mr. Colby requested that the Board sign the Mylar when it comes without the monuments being set and certified due to the weather. Mr. Landry will send in the Monument Certification once the weather allows and the Monuments are set.

The Board agreed to this condition and requested it be listed in the Notice of Decision.

Case Closed: 7:08PM (*Mrs. Mooney left the meeting*)

Town Report Review:

Motion made by: Mrs. Bonser to approve the report as printed.

Seconded by: Mrs. Bascom

Discussion: A few Board members suggested adding some language regarding the other ordinances the Board worked on this year.

Motion made by: Ms. Andersen to amend the report of the Planning Board to read- in paragraph one (1), the second to the last sentence: This activity resulted in the Planning Board approval of all applications submitted with the exception of one (1) subdivision design review which ~~was has been tabled~~ **withdrawn**.

Also in paragraph two (2): The Board continued to review the Town’s Zoning Ordinance proposing one (1) warrant article for the 2015 Town Meeting ballot **regarding setbacks**. ~~This proposed change will reduce setbacks in lots of two acres or greater from the side and rear property lines for accessory buildings. The new setback will be no less than 20~~

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~~feet from property lines.~~ This change came about after a joint meeting between the Nottingham Planning Board and the Zoning Board of Adjustment, when they reviewed past case history. In 2015 the Board will continue to review Planning Board ordinances and regulations. The focus will be on updating both the Subdivision and Site Plan Regulations.

(These changes were made on the screen in front of the Board)

Seconded by: Mr. Viel

Discussion: The edit to paragraph one (1) was approved of by all members of the Board. The comment on the suggested edits to paragraph two (2) was that the reference to the warrant article was too vague.

Vote: 3-4-0 **Motion Failed**

Motion made by: Ms. Andersen to amend the report of the Planning Board to read- in paragraph one (1), the second to the last sentence: This activity resulted in the Planning Board approval of all applications submitted with the exception of one (1) subdivision design review which ~~was has been tabled~~ **withdrawn.**

(These changes were made on the screen in front of the Board)

Seconded by: Mrs. Bascom

Vote: 7-0-0 **Motion Passed**

The Board had a discussion regarding additional work the Planning Board did throughout the year that was not included in the report. The discussion resulted in the change to the second paragraph as follows *(additional wording in bold)*:

The Board continued to review the Town's Zoning Ordinance. **Three (3) changes were explored in detail with one (1) selected for a warrant article for the 2015 Town Meeting ballot.** This proposed change will reduce setbacks in lots of two acres or greater from the side and rear property lines for accessory buildings. The new setback will be no less than 20 feet from property lines. This change came about after a joint meeting between the Nottingham Planning Board and the Zoning Board of Adjustment, when they reviewed past case history. In 2015 the Board will continue to review Planning Board ordinances and regulations. The focus will be on updating both the Subdivision and Site Plan Regulations.

(These changes were made on the screen in front of the Board)

Motion made by: Mr. Viel to further amend the Report of the Planning Board as written on the screen.

Seconded by: Mrs. Bascom

Discussion: none

Vote: 7-0-0 **Motion Passed**

The board then voted on the amended motion to approve the Report of the Planning Board.

Vote: 7-0-0 **Motion Passed**

CIP Info:

The Planning Board's CIP representative, Mr. Morin presented **Attachment A Table V-1 Capital Improvement Program Capital Projects Equipment Requests** and gave the Board an overview of the projected future expenditures different departments in the town will need. There was a discussion regarding some of the items, amounts and funds.

Alternate's seating- By-Laws review:

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The Board discussed including more wording from the Office of Energy and Planning (OEP) manual.

The Board agreed to review this topic further at the next meeting.

Mr. Viel agreed to send additional language suggestions to the Land Use Clerk for the next meeting.

Map Training:

The Town of Nottingham has recently signed a contract with CAI Technologies. This company will put all our mapping updates on-line, making it available to town officials and citizens. Mr. Colby used the Town of Deerfield, NH's web site to preview the features CAI Technologies can offer.

Board of Selectman Update:

- Working to finish the Town Budget and Warrant Articles
- Discussion regarding the High School tuition between Coe-Brown Northwood Academy and Dover High School

Staff/ Board Members Update:

- Upcoming Conceptual meeting for a Lot Line Adjustment/Subdivision
- Reminder that the deadline to sign up to run for office is January 30, 2015
 - The Town Clerk's office will be open 3pm-5pm on the 30th

Minutes:

-November 12, 2014

Motion made by: Mr. Viel as amended

Seconded by: Mrs. Bascom

Vote: 7-0-0 **Motion Passed**

-December 10, 2014

Motion made by: Mrs. Bonser as amended

Seconded by: Mrs. Bascom

Vote: 7-0-0 **Motion Passed**

-January 14, 2015

Motion made by: Mr. Viel as amended

Seconded by: Ms. Andersen

Vote: 7-0-0 **Motion Passed**

Adjournment

Motion made by: Mrs. Bascom to adjourn

Seconded by: Mrs. Bonser

Vote: 7-0-0 **Motion Passed**

Adjourned at: 8:30PM

Respectfully submitted,

JoAnna Arendarczyk

Land Use Clerk