

TOWN OF TEMPLE, NEW HAMPSHIRE PLANNING BOARD

May 1, 2013
FINAL MINUTES OF PUBLIC MEETING

Board members present: Camilla Lockwood, John Kieley, Ken Sullivan, Allan Pickman, Mary Beth Ayvazian, and Rose Lowry

Call to order by Lowry at 7:37 p.m.

Proposal for Lot Line Adjustment: Anne Lunt and Phil Marchuk presented information about a possible lot line adjustment. They had made a previous attempt to approach the Planning Board on April 17th but there had been no quorum present to conduct business. Board members reviewed a sketch and map that illustrated a change of approximately 3 acres between Map 6B Lot 48 and Map 6B Lot 49. After discussion about the details of the properties involved, board members decided they could not approve a lot line adjustment at this time. They agreed that as currently shown the change would make an existing non-conforming lot even more non-conforming due to setbacks of an existing outbuilding. Lunt and Marchuk were advised they would have to go before the Zoning Board of Adjustment to seek a variance. They were also told that a survey of the land areas involved would be needed. Kieley made a motion to deny the request for a lot line adjustment because it would cause a non-conforming lot to become more non-conforming, second by Ayvazian, and so voted unanimously.

Approval of Minutes: On 4/17/13 a meeting had been scheduled but no quorum was present. A simple notation had been written that could be on file to document this circumstance. Pickman moved to accept the minutes of 3/20/13 as written, second by Lockwood, and so voted. Kieley moved to accept the regular and non-public minutes of 3/28/13 as written, second by Sullivan, and so voted. Kieley moved to seal the non-public minutes of 3/28/13, second by Ayvazian, and so voted. Kieley moved to accept the regular and non-public minutes of 2/13/13 as written, second by Lockwood, and so voted. Kieley moved to seal the non-public minutes of 2/13/13, second by Ayvazian, and so voted.

Community Planning Grant paperwork: A brief overview was given on the status of compiling figures for expenses and hours. The forms should be ready soon to be submitted for reimbursement. A third invoice received from SWRPC shows no itemization of services and these will be requested.

Outline of Projects for 2013: The board developed a list of topics they wished to work on this year:

Noise Ordinance – will research and then seek the town's input to help determine a sensible solution with a balance between noise issues vs. personal freedoms.

Master Plan update – a preliminary list of possible chapters to work on includes: add Vision Section, incorporate Large Wind Energy Systems (LWES) and Natural Resources Inventory (NRI), review of community services, add hydrology study/water, CSA's and right-to-farm/agriculture, broadband access, scenic areas and viewsheds, energy, wildlife, historical references, open space, and transportation/traffic.

Revision of Subdivision Regulations and Site Plan Review – both need to be reviewed and updated.

Application for LWES – an existing first draft multi-page document needs to be refined.

Status of wind project: Board members discussed development of paperwork and the timing of submissions to the SEC to meet the schedule for the upcoming hearing.

Motion to adjourn the meeting by Ayvazian, second by Pickman, and so voted at 9:29 p.m.
Minutes submitted by Betsy Perry

TOWN OF TEMPLE, NEW HAMPSHIRE
PLANNING BOARD

May 1, 2013
FINAL MINUTES OF PUBLIC MEETING

~ Next meeting is scheduled for Wednesday May 15, 2013 ~