

Effingham Planning Board April 2, 2015

Members Present: Mike Cahalane, Joanna Bull, George Bull, Theresa Swanick, Lawrence Edwards, Paul Potter, Gary Jewell

Members Absent: Bill Piekut (alternate)

Others Present: Barbara Thompson, Dianne Park, Tom Thompson
Minutes recorded by Dianne Park

Meeting called to order at 6:30pm.

Minutes

There was a motion by George, seconded by Theresa, to approve the minutes from March 5, 2015 as written. All were in favor.

The minutes for the work session on March 26, 2015 were reviewed simultaneously with the changes to the Driveway Ordinance. There was a motion by Mike, seconded by Gary, to approve the minutes from March 26, 2015 as amended. All were in favor.

Page 1, under 'Change Section V A to read', add: 'Zoning' in front of 'Enforcement Officer'
Page 2, under 'Change Section VIII to read', delete 'New' from 'New Subdivision'

There was a motion by Theresa, seconded by George, to accept all changes to the Driveway Regulations and put them on the agenda for a future Public Hearing. All were in favor.

Correspondence

FYI: From Rebecca on Falzone property for sale as a multi-family dwelling. The unit is an illegal multi-family dwelling unit and the property owner must withdraw the term 'multi-family' from all sale advertisement or face fines.

The board pointed out the fact that any applicant needing Special Exceptions must first go to the ZBA for approval of any Special Exceptions then come to the Planning Board. If the applicant does not go to the ZBA first then the application must be called incomplete.

Subdivision Review Changes

Changes to Subdivision Regulations and related check list were discussed. Changes made were:
Regulations:

- Page 2; change 'Lot of Record' to 'Non-Conforming Lot'
- Page 13, Section IX, 9.01 1-5
 - #4: add ' 24"x36" ' after ' 22"x34" '
 - #5: add ' 24"x36" ' after ' 22"x34" '
- Renumber and insert a new #4 to read: 'The plat should be prepared by a NH Licensed Surveyor, a NH Licensed Engineer or a NH Licensed Natural Scientist'

Check List:

- #4: change 'Five copies' to 'Four copies'
- #4: add: ' 24"x36"' after any reference to ' 22"x34' '
- Renumber and insert a new #4 to read: 'The plat should be prepared by a NH Licensed Surveyor, a NH Licensed Engineer or a NH Licensed Natural Scientist'

George will update subdivision and Site Plan Regulations to include a sentence stating the plat must be prepared by a NH Licensed Surveyor, a NH Licensed Engineer or a NH Licensed Natural Scientist.

A Work Session is scheduled for Thursday, April 23, 2015 at 6:30pm to discuss changes to regulations and check lists for: Site Plan, Subdivision, Wetlands, Steep Slopes, Open Space and Lot Line Adjustment.

There was a motion by Theresa, seconded by Mike, to adjourn the meeting.
Meeting adjourned at 7:35pm.