

Approved: \_\_\_\_\_  
Approved with changes: \_\_\_\_\_  
Unapproved: \_\_\_\_\_

**Effingham Planning Board  
Meeting Minutes  
October 3, 2019**

**Members Present:** Theresa Swanick (chair), George Bull (vice-chair), Gary Jewell (recording secretary), Mike Cahalane (selectman's rep), Paul Potter, Elaine Chick, Mark Hempton (alternate)

**Members Absent:** Grace Fuller

**Others Present:** Nate Fogg, Rebecca Boyden

Meeting called to order at 6:30pm

Alternate Mark Hempton was seated in place of Grace Fuller

**Minutes**

The board reviewed the minutes from September 5<sup>th</sup>. Nate Fogg noted that they needed to add Mark Hempton as an absent alternate to the minutes. On page 2, item#8, Article 7 and Article 9 needed to be reversed. On Item #10 the first word is "Not" instead of "No".

**George Bull made a motion to approve the minutes from 9/5/19 as corrected. Paul Potter seconded the motion. The motion carried 7-0.**

**Budget Discussion**

Theresa Swanick presented a proposed 2020 budget sheet for discussion. After discussion, the Books and Publications line was raised to \$220 to ensure that members could have up to date Land Use Regulations and members that wanted a copy of the Law Lecture Series could obtain a copy. Office Equipment & Supplies was dropped to \$1.00 because office supplies will be purchased in bulk and by the office shared amongst the departments. Secretary wages were dropped to \$2,040 after reviewing a calculation sheet prepared by Dave Strauss. Computer Services were dropped to \$1.00 since all software is update and licenses are purchased by the town for use by all departments. Association Dues (Lakes Region Planning Commission) dues will be known in the near future.

**Elaine Chick made a motion to propose a Planning Board Budget of \$4,561 plus the actual Lakes Region Planning Commission dues amount (\$1,500+/-). The motion was seconded by Paul Potter. The motion carried 7-0.**

**Zoning Amendments**

The PB reviewed the proposed amendments to the Zoning Ordinance.

Article 4- the purpose for the Historic District was shortened and the other purposes for Rural Agricultural and Village Overlay District added.

Approved: \_\_\_\_\_  
Approved with changes: \_\_\_\_\_  
Unapproved: \_\_\_\_\_

**Effingham Planning Board  
Meeting Minutes  
October 3, 2019**

Article 6- Rebecca Boyden will reword the article to make the language read more clearly.

Article 7- Move articles 1023 and 1024 to article 7 where they are a better fit.

Other articles have proposed changes that have been reviewed. Rebecca Boyden will provide a complete list of proposed changes for the next meeting.

**Other Business**

A set of Excavation Regulations were distributed. Theresa Swanick copy the Sandwich regulations to use a starting point for discussion. The PB will review the regulations prior to the next meeting and have a discussion.

**Next Meeting**

Theresa Swanick noted that she was unavailable on November 7<sup>th</sup> for the next regularly scheduled PB meeting.

**A motion was made by Elaine Chick to change the November meeting date to November 14<sup>th</sup>. Paul Potter seconded the motion. The vote was unanimous in favor of the motion.**

Theresa Swanick will post the change in meeting date for November 14<sup>th</sup>.

**Other Business**

Nate Fogg will obtain the 2019-20 Zoning Calendar so that the PB can make sure that they meet all deadlines for proposed zoning changes.

The PB reviewed a Detached Accessory Dwelling Unit application for Douglass at 780 Green Mountain Road. The application met the criteria and was signed by the chair, Theresa Swanick.

The owner of Boyle's Market had asked for information on creating a condominium for his store property. The PB noted that this is a form of subdivision and he should hire a consultant familiar with NH RSA 356-B and DES Env-Wq 1005.08.

Large parcels located partially within either Village District are greatly restricted on what they can do with their property. Rebecca will create language for the PB to review to revise the zoning ordinance.

The PB feels that they need to review minutes from 12/15/2015 and 9/22/17 in regard to High Watch. The PB needs to make sure that they are following what they were received approval for and/or were grandfathered to operate. The PB also wants to make sure that the site plan regulations are clear as to when they need to come for a new approval. The use of town

Approved: \_\_\_\_\_  
Approved with changes: \_\_\_\_\_  
Unapproved: \_\_\_\_\_

**Effingham Planning Board  
Meeting Minutes  
October 3, 2019**

resources (police, fire, ambulance) is very high for this type of facility and any expansion needs to consider any possible increase in the use of town resources.

**Adjournment**

**A motion was made by Elaine Chick to adjourn the meeting. The motion was seconded by George Bull. The vote was unanimous in favor and the meeting adjourned at 9:11pm.**