



SALISBURY PLANNING BOARD

Planning Board – Public Meeting Academy Hall June 19, 2017 Meeting Minutes

Doug Greiner, Chairman	- Present	Vacant– Alternate	- N/A
Ray Deary – Vice Chairman/Secretary	- Present	Vacant – Alternate	- N/A
Anne Ross-Raymond - Member	- Present	Vacant – Alternate	- N/A
Stacia Eastman – Member	- Absent	Vacant – Alternate	- N/A
Joe Schmidl – Selectman Ex-Officio	- Present	April Rollins, Assistant/Alt.	- Present

Visitors: Selectman, Ken Ross-Raymond and Central NH Planning Commission’s Director Mike Tardiff

Chair Greiner opened the meeting at 7:00 p.m.

Review & Approve the draft meeting minutes of June 5th – The Board reviewed the June 5, 2017 draft meeting minutes. Vice Chair Deary made a **motion** to approve the meeting minutes from June 5, 2017 with the addition of a hyphen. Selectman Schmidl **seconded** the motion and the **motion passed unanimously**.

Report on the joint meeting of the Conservation Commission - Selectman Schmidl stated a joint meeting was held to discuss a potential conservation easement of 2,800 acres near Mount Kearsarge. Selectman Schmidl noted most of the land is located in Salisbury and a small amount of acreage (+/-60) is in Warner.

2017 Master Plan Chapters - Existing & Future Land Use, Natural Resources, Energy and Implementation - Director Tardiff passed out copies of the Existing & Future Land Use Chapter and noted he would be meeting with the Conservation Commission next week to wrap up the Natural Resources Chapter. Director Tardiff noted the Energy Chapter has already been completed. Director Tardiff stated they want to bring the overall vision to the Master Plan and they have seen the survey results, plus made some minor changes by adding the current use data and bringing in more information regarding the excavation regulations. The Planning Board and Director Tardiff reviewed the Existing & Future Land Use Chapter. Chair Greiner suggested adding a picture of what a cottage development looks like. Selectman Schmidl requested the charrette information be added to the appendix. Director Tardiff stated the Town has a “village” but if it wants to protect certain areas, the Town may want to consider an overlay district for

agriculture. There was a brief discussion regarding having maps with data layers in house or utilizing the Circuit Rider Program through the Central NH Regional Planning Commission. Chair Greiner stated the current Agricultural zone could be renamed General Residential then certain areas in Town could be designated agricultural but we need to inch our way to more land use zones. The Planning Board will meet with the Conservation Commission in the fall to further discuss potential joint projects. Director Tardiff noted he would forward the remaining four Master Plan Chapters to the Planning Board before the 2nd Public Hearing on Monday, July 17, 2017.

Review & discussion of the Sign Ordinance - Vice Chair Deary stated the current sign ordinance is certainly almost nonexistent. Selectman Schmidl stated he likes the small antiquarian version because if the ordinance doesn't address something then it is not permitted. Chair Greiner added it probably wouldn't hurt to include some more specific language. Vice Chair Deary relied he doesn't think many people will object to the changes. Members of the board will individually draft new version of the current sign ordinance and send those drafts to PA Rollins to compile. PA Rollins to send the current ordinance language plus the other examples from Boscawen, Tilton & Bristol. Selectman Schmidl and Chair Greiner offered to convert the "pdf" files to "word" documents.

OTHER Business – ***Saw Mill*** - PA Rollins explained that she has been contacted by a potential buyer of Tax Map 232, Lot 8, which is located on Old Turnpike Road near Old College Road. PA Rollins stated the buyer is proposing to establish a saw mill on the 16 acre parcel and would need to apply for a conditional use permit under the site plan review regulations. The board reviewed the Town's tax maps and briefly discussed the parcel's topography.

ADJOURNMENT –The Planning Board adjourned at 8:12 p.m.

NEXT MEETING – **No meeting** is scheduled for Monday, July 3, 2017, due to the holiday. The next meeting will be held on **Monday, July 17, 2017 @ 7:00 p.m.** at the Academy Hall (upstairs).

Minutes prepared by April Rollins, Planning Assistant