

## **MINUTES OF PLANNING BOARD MEETING**

**August 8, 2000**

**Members Present:** Tom Mangieri  
Hugh Giffin  
Ed Rowehl  
Spencer Garrett

**Members Absent:** Denise Dargie  
Bob Bethel  
Eric Tenney  
Peter Beblowski  
Fred Anderson

**Guest:** Ben Pratt, Chairman, Zoning Board of Adjustment

Chairman Rowehl called the meeting to order at 7:05 PM.

A motion was made by Mr. Mangieri to table the approval of the 7/11/00 minutes for a lack of a quorum present at that meeting. The motion was seconded by Mr. Giffin and unanimously approved.

The matter of a Bonded Vehicle Retail License for Charlie's Small Engine Hospital was reviewed. After some discussion it was the consensus of the board that Mr. Lincoln should appear for the Board for a change of use. The Secretary was instructed to so advise Mr. Lincoln and should Mr. Lincoln submit his application in a timely manner to schedule a public hearing for September 12, 2000.

The Secretary informed the Board of an informational town meeting regarding Wireless Communication Facilities to be held in the school gym on August 24, 2000 at 7:00 PM.. Mr. Rowehl provided the Board with some information he had obtained during his attendance at the July 22, 2000 forum on Telecommunications. Following some general discussion regarding towers and the pending application to the ZBA from American Towers, the Secretary was advised to schedule a meeting for a hearing on the application by American Towers pending a reply from Attorney Little. In the meantime Mr. Pratt stated he would try to obtain a copy of the new State law regarding Wireless Telecommunication Facilities. It was the consensus of the Board that American Tower need not be notified of the August 24, 2000 informational meeting.

The Secretary advised the Board of a Standard Dredge and Fill application for Jeanette Brissette to restore shoreline on Franklin Pierce Lake Map 7B Lot 2.

Mr. Pratt, addressed the Board with some concerns he had as Chairman of the Antrim Zoning Board of Adjustment. His basic concern was that variances are very difficult to grant and the Zoning Ordinances should address matters that are generally approved as

variances by incorporating such conditions into the zoning ordinances as special exceptions. He made the following suggestions:

A business or a professional office should be permitted as a special exception in the Rural or Residential districts.

Conversion apartments and multi family dwellings are not well defined. Also constraints such as resident landlords should be considered.

There are provisions for Manufactured Housing Parks in various districts but not For individual Manufactured Homes (Trailers).

The Board should consider adding Cluster Housing

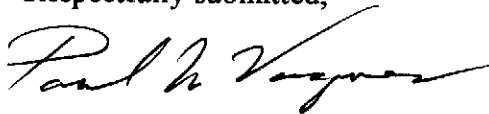
Following Mr. Pratt's presentation the Secretary reviewed correspondence received since the last meeting. In the future the Secretary will prepare a synopsis of correspondence received for presentation to the Board.

Mr. Mangieri made a motion to cancel the meeting scheduled for the third Tuesday of August. The motion was seconded by Mr. Giffin and unanimously passed.

Mr. Giffin made a motion to adjourn which was seconded by Mr. Garret and unanimously passed.

The meeting was adjourned at 8:39.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Paul L. Vasques".

Paul L. Vasques, Secretary  
Antrim Planning Board.