

## **ANTRIM PLANNING BOARD**

November 14, 2000 Meeting

### **Members present:**

Fred Anderson  
Peter Beblowski  
Spencer Garrett  
Hugh Giffin  
Ed Rowehl  
Eric Tenney

### **Members absent;**

Bob Bethel  
Denise Dargie  
Tom Mangieri  
Mary Wardman

### **Public Attendees:**

Dave Penney  
Bill Prokop  
Bob Bernstein  
Mike Oldershaw

Chairman Rowehl called the meeting to order at 7:05 PM. The first order of business was to approve the minutes of the 10/24/00 meeting. Since a quorum of members present at the 10/24 meeting were not in attendance a motion was made by Mr. Beblowski and seconded by Mr. Giffin to give conditional approval pending approval by Mr. Tenney who was at the 10/24 meeting. The motion passed on a voice vote. (Note: Mr. Tenney arrived later in the meeting and gave his approval). Mr. Rowehl next called for the approval of the 10/30/00 minutes. A motion was made by Mr. Anderson to approve the 10/30/00 minutes, seconded by Mr. Garrett and unanimously passed.

Mr. Rowehl brought up the suggestion of the Selectmen to consider using the Town Attorney as attorney for the Board rather than to continue using Attorney Silas Little. Mr. Garrett felt that everyone should use the same attorney. Mr. Giffin made a motion that the Planning Board should use the services of Town Attorney Bart Mayer for future legal matters as long as it is convenient for the Board. The motion was seconded by Mr. Garrett and unanimously approved on a voice vote.

Mr. Rowehl introduced a letter from Mr. John Vance of Monadnock Business Ventures requesting a stipend of \$1,000 for the year 2001 (previous stipends had been \$600). Mr. Vance's letter was accompanied by a memo from Dave Essex recommending that the

Board grant the request. Following some discussion as to the benefits gained from work done by MBD and EDAC Mr. Giffin made a motion to grant MBD a stipend of \$1,000 for 2001. The motion was seconded by Mr. Garrett and approved on a voice vote.

Mr. Rowehl then introduced Mr. Prokop to give a brief presentation of the work done by the committee which has been drafting a proposed ordinance for Personal Wireless Service Facilities (PWSF). Mr. Prokop said that the committee had adopted elements of ordinances from other towns, reviewed a draft from the Southwest Regional Planning Commission and conferred with Mr. & Mrs. Bridges, consultants in the field. He said that the committee tried to cover as many of the comments and concerns of the citizens as they could. Mr. Prokop then highlighted some pertinent aspects of the regulation.

PWSF would be permissible in all districts.

If PWSF were installed in existing structures they would be a permitted use and the applicant would go to the planning board

If a ground tower were to be installed it would be by special exception to the ZBA however, the applicant would 1<sup>st</sup> go to PB then to ZBA

Maximum allowable height would be 100 feet

Maximum height over tree tops = 20 feet in a 150 feet tree radius

An additional 15 feet could be allowed if applied for

Mr. Prokop said the ordinance did not cover other types of towers or dishes and suggested that the Planning Board may want to consider such a separate ordinance. Mr. Penny indicated that the ordinance was drafted to encourage applicants to use to the new technology which is emerging. Mr. Bernstein indicated that the Bridges would be willing to attending the public hearing on the ordinance if the Planning Board so wished. It was the consensus of the board that they should be asked to attend.

Following some discussion and a review of the ordinance a number of minor changes were made in the terminology and phrasing and Mr. Rowehl thanked the members of the committee for their diligent work. It was agreed that Mr. Penny would incorporate the changes and e-mail them to the Secretary. Mr. Prokop asked what the procedure would be to get the ordinance adopted. Mr. Rowehl explained that there would have to be a public hearing on the matter. At the end of the public hearing the Planning Board would determine if there were to be major changes to the ordinance in which case they would be made and there would be a second public hearing. If there were only minor changes they would be incorporated and the ordinance could be adopted by the planning board and filed with the town clerk to be put on the ballot for the March 2001 annual meeting for approval or disapproval. Mr. Penney felt that there were conservationists who did not want the towers in the Rural Conservation District and only wished to see them in the Highway Business Distinct.

Mr. Rowehl said the Planning Board was currently working on a number of changes to the zoning ordinances. After some discussion it was agreed to hold a Planning Board meeting on November 28 to consider the PWSF and other ordinances and then to hold a public hearing on December 12<sup>th</sup>.

(Note: It was later determined between the Secretary and Mr. Rowehl that there would not be sufficient time for the proper posting of the Public Notice for a public hearing on December 12<sup>th</sup> so Mr. Rowehl rescheduled it until December 19<sup>th</sup>.)

It was suggested that the Secretary prepare a thank you letter to the committee for Mr. Rowehl's signature.

Mr. Garret moved that the meeting be adjourned. The motion was seconded by Mr. Giffin and unanimously approved.

Mr. Rowehl adjourned the meeting at 9:15 PM.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Paul L. Vasques", followed by a long horizontal flourish.

Paul L. Vasques, Secretary  
Antrim Planning Board