

MINUTES OF THE MEETING
OF THE
CANTERBURY PLANNING BOARD

May 24, 2011

BOARD MEMBERS PRESENT: Art Rose, Vice Chair; Christopher Evans, Doug McCallum, Alice Veenstra, Joshua Gordon, and Tyson Miller, Selectman Representative.

BOARD MEMBERS ABSENT: Jim Snyder, Chair; Chris Blair, and Seth Cohn.

The meeting opened at 7:00 p.m. with the Vice Chair presiding.

Draft minutes of May 10, 2011. Christopher moved the minutes, seconded by Doug. Tyson referred to Line 93, stating that the word "excavation" should be inserted between the last two words in that line. Joshua referred to Line 28 and noted that the word "standards" should be added at the end of that line.

Motion by Tyson, seconded by Doug, to accept the minutes as amended. Motion passed unanimously.

Review of the bylaws. There was limited discussion of the bylaws. Some of the items that were mentioned were:

- Meeting time
- Regular office hours
- Accuracy of RSAs
- Notice of meetings
- Roll call voting
- Designation of alternates

It was decided to continue this discussion at the board's next work meeting to allow board members to better review the document. Art commented that the object is not to change the verbiage in the bylaws. It is to make sure that what we are doing is being done correctly. He suggested that everyone should take notes on any questions/comments they may have as they review the document.

Discussion on an Aquifer Protection Ordinance. After a very limited amount of discussion, it was decided to wait until the next work meeting so that Seth can head up the discussion. Before that meeting, it would be helpful if everyone reviews the proposed ordinance.

Jim joined the meeting at this point. He asked Art to continue running the meeting.

47 Old Gilmanton Road History. Sean McDonald was present. Art stated that this
48 agenda item concerns the history of bringing this Class VI road up to Class V
49 standards. He wasn't at the last board meeting, but he is going to assume that
50 someone asked a question about the history of this road.

51
52 Tyson circulated a copy of the Class VI Road Policy and a copy of the Road
53 Design and Construction Standards for the Town of Canterbury. Other
54 documents that were presented and that relate to this history included a road
55 analysis of Old Gilmanton Road and waivers for people to sign when they build
56 on Class VI roads. Sean McDonald presented two Town of Canterbury Road
57 Upgrade Agreements for Old Gilmanton Road, one for the first 1400 feet of
58 upgrade, and the second one for the remaining 400 feet. Both agreements were
59 signed off by the town road agent as having been completed.

60
61 Tyson noted that, in previous board minutes about this road, a motion was
62 passed that the board members have come to the consensus to recommend
63 limited development on Old Gilmanton Road, assuming that the improvements to
64 Class V standards end well before Snowshoe Hill Road and assuming that the
65 road condition can be upgraded by the owner to Class V standards. It was noted
66 that limited development means development with no subdivision. Jim noted that
67 the Planning Board may approve subdivisions on Class VI roads if a road waiver
68 is granted. We need to take that into consideration. We are not bound by it.
69 This agenda item is just to bring the board up to snuff about Old Gilmanton Road.

70
71 Art asked if this history satisfies any questions that board members might have
72 about Old Gilmanton Road. Doug asked what the board's intention is regarding
73 development on Class VI roads. Jim responded that the board would take them
74 on a case-by-case basis. That was the purpose in walking all of these Class VI
75 roads. If we get a request for a road waiver, we have a history of having gone
76 out and looked it over and discussed it. Sean McDonald noted that you have to
77 sign a waiver when you go for a building permit. It could be recorded on the
78 deed at the time of subdivision.

79
80 Art commented that the goal tonight is to look at the history of Old Gilmanton
81 Road to give the board background information so that, when the application
82 comes before the board next month, hopefully no one will have any questions
83 on the history of Old Gilmanton Road.

84
85 Other business. Tyson reported that Mr. Dunn has made a change in the
86 agreement between the Planning Board, the Town of Canterbury, and Cal Dunn,
87 Jr., and a new document has to be executed.

88
89 Motion by Tyson, seconded by Christopher, that the amended agreement
90 presented to the board between the Planning Board, the Town of Canterbury,
91 and Cal Dunn, Jr., be approved and that we direct the Chair to sign the document
92 on behalf of the board. Motion passed by a vote of 5-1.

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94 Motion by Christopher, seconded by Alice, to adjourn at 8:15 p.m. Motion
95 passed unanimously.

96

97 Nancy Lilly, Secretary

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99 Next meeting: June 14, 2011, 7:00 p.m., The Meeting House.