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| PLANNING BOARD | DECEMBER 18, 2018 7:00 P.M. |
| TOWN OF HAMPTON FALLS | TOWN HALL |

DRAFT

- A. CALL TO ORDER** The meeting was called to order at 7:00 p.m. by Chairman Todd Santora.
- B. ROLL CALL** Members present included Todd Santora, Chairman, Shawn Hanson, Vice Chairman, Andrew Brubaker, Eric Cimon, Abigail Tonry, Edward Beattie, Selectman's Representative, Glenn Coppelman, Circuit Rider Planner, Mark Sikorski, Building Inspector, Holly Fazzino, Secretary. Lisa Brown-Kucharski, Member and Jon Ridzon, Alternate, were absent.
- C. PUBLIC HEARING**
Case 18-05-01: Amended public notice for application of Shabiki Realty Trust for Final Public Hearing for Private Road Subdivision of an existing 9.04 acre residential lot with an existing house. The project proposes to subdivide into three buildable lots (5A, 5B & 5C) by proposing a Private Road per the Zoning Ordinance Section 7.5 required for parcel frontage and access. The new building lots (5B & 5C) each show a potential conceptual layout for a future house, driveway, utilities (i.e. private septic and well), grading, drainage, etc. The property is located at 25 Depot Road, Map 8, Lot 84-5. Waivers are requested. **Case continued to January 22, 2019.**
- D. PUBLIC HEARING TO REVIEW AND ADOPT THE FOLLOWING HAMPTON FALLS MASTER PLAN CHAPTERS**

COMMUNITY VISION

Board members reviewed the Chapter. After discussion, the Board opened discussion of the Chapter to the public. No members of the public were present.

MOTION: To adopt the Community Vision Chapter for the Master Plan in 2018.

MOTION: A. TONRY
SECOND: S. HANSON
UNANIMOUS

COMMUNITY PROFILE

Board members reviewed the Chapter. After discussion, the Board opened discussion of the Chapter to the public. No members of the public were present.

MOTION: To adopt the Community Profile Chapter for the Master Plan in 2018.

MOTION: A. TONRY
SECOND: S. HANSON
UNANIMOUS

PUBLIC UTILITIES

Board members reviewed the Chapter. After discussion, the Board opened discussion of the Chapter to the public. No members of the public were present.

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MOTION: To adopt the Public Utilities Chapter for the Master Plan in 2018.

MOTION: A. TONRY
SECOND: S. HANSON
UNANIMOUS

HOUSING

Board members reviewed the Chapter. After discussion, the Board opened discussion of the Chapter to the public. No members of the public were present.

MOTION: To adopt the Housing Chapter for the Master Plan in 2018.

MOTION: A. TONRY
SECOND: S. HANSON
UNANIMOUS

COMMUNITY FACILITIES & SERVICES- This Chapter was tabled in order to add Recreation information. The Board anticipates the update to return to the Planning Board at the February 26, 2019 meeting.

Future planning may involve regular review of chapters on a ten year cycle. The Planning Board recommended a better process with Rockingham Planning Commission (RPC) to update each section with a date, even when there are no changes. G. Coppelman reported that a small grant is available from the RPC with a 50/50 match. It occurs in late summer/early fall.

DEFINITIONS distributed by the Ordinance and Regulation Committee will be on the ballot in 2020.

E. CERTIFICATE OF ADOPTION FOR AUGUST 26, 2014 VOTES

The following Site Plan Review Regulations were enacted in 2014 without the execution of a Certificate.

Addition of Site Plan Review Regulations Appendix III and IV
Addition of Site Plan Review Regulations Appendix V and VI

The matter was tabled in an effort to properly document their approval for the January 22, 2019 meeting. This was a clerical oversight that the Certificate was not executed at the time.

F. REVIEW AND APPROVAL OF PREVIOUS MEETING MINUTES

November 27, 2018

A. Brubaker discussed a request for a letter of support for the Rockingham Planning Commission for a grant application to assist municipalities in better protecting drinking

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water supplies. ~~The Board agreed to provide a letter of support. A. Brubaker will compose the letter of support.~~ **The deadline for submission had past.**

MOTION: To accept the minutes of November 27, 2018 as amended.

MOTION: A. BRUBAKER

SECOND: A. TONRY

UNANIMOUS

G. COMMUNICATIONS TO BOARD MEMBERS

No information was shared.

H. OTHER BUSINESS

NH Municipal Association Court Update- The Board reviewed the article regarding opinions expressed during meetings.

A. Tonry discussed the definitions in the Zoning Ordinance books. The definitions will go before the Ordinance and Regulations Review Committee, then to the Planning Board for approval. It will be part of a Warrant Article in 2020. A. Tonry discussed the status of the updates to the Zoning Ordinance books, and its history with Rockingham Planning Commission (RPC) completing updates.

A. Tonry requested that the Planning Board authorize T. Santora go to the Board of Selectmen to discuss the Zoning Ordinance book and discuss the need for accurate updating. S. Hanson and E. Cimon discussed software needs in order to accomplish the updates. E. Cimon will research an Acrobat Writer software program. T. Santora will follow up with RPC. E. Beattie suggested the Board coordinate with RPC with regard to a base document.

The Board acknowledged their support for T. Santora speaking with the Board of Selectmen regarding the Zoning Ordinance books.

I. ADJOURN

MOTION: To adjourn the meeting at 7:45 p.m.

MOTION: A. TONRY

SECOND: A. BRUBAKER

UNANIMOUS