

**MINUTES OF THE MEETING
PLANNING BOARD
November 13, 2013
7:00 PM**

MEMBERS PRESENT: Robert Smith, Chairman; Edward Bannister; Lou Ann Griswold; and David Cedarholm, Selectmen's Rep.

OTHERS PRESENT: Caren Rossi, Planning & Zoning Administrator.

Robert Smith, Chairman opened up the meeting at 7PM.

- **Review and approval of Draft 10/09/2013 & 10/23/13 Meeting Minutes**

David Cedarholm made a motion to approve the minutes as presented.

Ed Bannister second.

Vote: all minutes approved

- **Review any correspondence**

Caren Rossi read Kevin Crawford's resignation letter to the Board.

- **Consultation with Jim Daley regarding future development at Noble Farm.**

Caren Rossi explained that Mr. Daley decided not to proceed at this time, he has several irons in the fire and he wants to get some things completed before he starts another project.

- **Consultation with David Cedarholm, Engineer for the Town of Durham regarding a proposed construction project in the Durham Gravel Pit located on Packers Falls Rd.**

David Cedarholm presented a preliminary plan to the Board. The Town of Durham owns a parcel of land located on Packers Falls Rd. It is an old gravel pit. If the project is funded by the town council, they would like to remove approximately 100,000 yards of material from the site and install two basins and water lines. Two basins are best situated for proper infiltration. They will install new water lines and also tie into existing water lines to connect to the water treatment facility; the basins that will be created; the Lamprey River and the Oyster River. The existing water lines were installed in 1970. They will withdraw water in the spring from the river, pump into the basins and then in the fall they will either pump to the treatment plant or back to one of the rivers. They will leave a 400' ft protective radius around the basins. The town will still store material on site as well as other collected items such as Christmas trees out of the protective radius

as they currently use this site for storage and would like to continue doing so. Monitoring wells were installed and pilot testing was conducted in 2012. The estimated amount of material to be removed as part of the project is 100,000 cubic yards. They are planning to stockpile some of the material on site, located out of the 400' protective radius and the remaining will be hauled off site.

The Board discussed the public hearing process and it was determined that if the funding is approved in December, they will hold a public information hearing in January. All the abutters will be notified, all of the Jenkins Road residents and all of Packers Falls residents will be invited to attend. The Town of Durham will pay all costs.

- **CIP committee to present and adopt the 2014/2015 CIP to the Board.**

Robert Smith, Chairman presented the 2014/2015 CIP to the Board.

Robert Moynihan made a motion to approve it subject to the following conditions.

- 1.) Finish the library portion of the plan
- 2.) A plan is devised for the Building Maintenance Fund
- 3.) There are no increases in the Trust Fund deposits

Ed Bannister second.

Vote: all plan accepted

- **Work Session to review and amend the current Site Review Regulations.**

David Cedarholm provided all members present with a draft of the drainage regulations.
(In file)

Caren Rossi provided all members present with a draft of the proposed changes she reviewed. (In file)

- **Work Session to review possible zoning changes.**

Caren Rossi presented her proposed change for Non-Conforming Uses. Robert Moynihan suggested we send it to the town's attorney for review to make sure this is indeed what she had hoped to see.

The Board discussed alternate members for the Board.

Robert Moynihan asked David Cedarholm to see if the Town of Durham has criteria for selecting new members. The Board discussed that they would like to start with two (2). Caren Rossi will work on this for the December meeting along with the non-conforming use change if the attorney agrees with the proposed change.

MINUTES TRANSCRIBED BY:

Caren Rossi, Secretary

MINUTES APPROVED BY:

Robert Smith, Chairman

Edward Bannister

Lou Ann Griswold

David Cedarholm, Selectmen's Rep.

Robert Moynihan