

Lyme Planning Board Minutes
January/10/2013
Draft

Board Members and Staff Present: David Roby, Chair; John Stadler, Vice Chair; Simon Carr, Select Board Representative; Vicki Smith, Member; Tim Cook, Member; Sam Greene, Alternate; Jack Elliott, Alternate; David Robbins, Planning and Zoning Administrator

Board Members Absent: Freda Swan, Alternate; Ben Kilham, Alternate

Members of the Public Present: Rich Brown, Margo and Steve Maddock, Liz Ryan Cole, Phil Hastings, Rodger Hawk, Rich and Liz Bradley, Michael Whitman, Matt Brown, Ross McIntyre, Helen White, Earl Strout, Faith Catlin, Lynore Bolton, Meg Russell, Charlotte Furstenberg, Claudia Kern, Ellen Barrett, Jack Barrett, Peter McGowan, Alex Roupinian, Barbara Woodard, Bill Waste, Jay Davis, Jay Kelly, Kevin Peterson, Rebecca Lovejoy, Chris Jackson, Susan MacKenzie, Tina Clark.

Item 1: Public Hearing for Pinnacle Project's Petition Zoning Amendment.

Chairman Roby opened the public hearing at 7:00 pm and asked Rich Brown, of the Pinnacle Project to give an overview of the amendment. Mr. Brown described the Pinnacle Project and the need to amend the Zoning Ordinance in order to be able to go forward with the project.

Chairman Roby then gave the Board a chance to ask questions followed by questions from the members of the public.

Phil Hastings, attorney for the Pinnacle Project, was asked to review the proposed ordinance for the hearing attendees. This overview was also followed by questions from the Board and the members of the public.

Three letters from the public were distributed to the Board members, the petitioners, and the public present at the meeting.

Chairman Roby closed the hearing and asked the Board members if anyone would like to make a motion to approve or disapprove the amendment.

Simon moved that the Board vote to give the Boards approval for the amendment. There was no second.

Chairman Roby asked if there were any other motions.

John made a motion for the Board to disapprove of the amendment.

Vicki seconded the motion.

Chairman Roby called for a vote.

David, Tim, John, and Vicki voted to approve the motion, Simon voted against.

The motion to disapprove of the amendment passed.

Item 2: Proposed zoning amendments for accessory retail use and the lighting of signs.

The Board is proposing two amendments to the Ordinance. The first is to allow retail use as an accessory use in those districts that do not allow retail use as a primary use, and a second amendment to allow businesses that are in the same building keep their outside signs illuminated until one hour after the last business closes but no later than midnight.

The Board discussed the wording of the proposed changes and decided to go forward with a public hearing for each amendment on January 24th, 2013.

Item 3: New Business

Scott Nichols had submitted comments to the current draft master plan to the Planning and Zoning Administrator. The Planning and Zoning Administrator gave copies to each of the Board members.

The meeting adjourned at 9:30 pm.

Respectfully Submitted
David A. Robbins
Lyme Planning and Zoning Administrator.