

**DRAFT MINUTES**  
**TOWN OF WEBSTER**  
**PLANNING BOARD**  
**WORK SESSION, DECEMBER 4, 2016**

The work session was called to order by Chair Susan Rauth at 8:30 a.m. Members present include Jere Buckley, Lyn Marie Lehman and Sue Roman. Alternate Paul King was also in attendance.

The Planning Board reviewed and considered resubmitting the 2014 Warrant Article for amending the Webster Zoning Regulations for the definitions and uses of “structure” and “building.” After discussing the warrant article, the Board decided more time is necessary to review and update the proposed changes and decided not to resubmit this article in 2017.

The Board began the discussion of the Subdivision Regulations, Section VII, Final Plat Requirements. After a lengthy discussion, the Board decided to identify the source of the survey standards for plats. [The common surveying standards in Subdivision Regulations are 1 in 10,000 error of closure; lines at the nearest 100<sup>th</sup> of a foot and bearings to the nearest 10 seconds; per Matt Monahan, CNHRPC].

The Board also questioned the source of the road construction standards in Section VIII, Design Standards. [In a subsequent followup, Matt indicated the source is the *NH DOT Minimum Design Standards for Rural Subdivision Streets*.]

This led to a general discussion of street and driveway standards and the Webster Driveway Regulations. The Board agreed to review emails and discussions from recent meetings and have a further discussion of streets, driveways and its authority to regulate the interior of driveways at the December Planning Board meeting. The meeting was adjourned at 10:45 a.m.

Prepared by S. Rauth, Chair