

Shoreland Protection Ordinance Committee
Planning Board Subcommittee
Meeting Minutes
December 11, 2012
Wolfeboro Public Library

Members in attendance: Roger Murray, Paul Montrone, Dan Coons, Vaune Dugan, John Thurston, Dan Coons, Art Slocum, Robert Houseman, Kathy Barnard.

Kathy Barnard called the meeting to order at 10:05AM.

The November 13, 2012 meeting minutes were approved.

Committee members continued (from the previous meeting) their discussion regarding the definition of unaltered state.

Committee members seemed to agree on the following definition of Unaltered State:

REMOVE the word native from the existing definition in the ordinance

ADD hearty and noninvasive vegetation, including ground cover, but not including lawns and flower gardens

KEEP allowed to grow without cutting, limbing, trimming, pruning, mowing or other similar activities except as needed for plant health, normal maintenance, and ADD renewal without damaging existing natural resources and no mechanized equipment can be used for plantings.

Committee members further discussed and seemed to agree that the ordinance needs to distinguish between developed lots and undeveloped lots as well as nonconforming lots.

Committee members asked Rob what problems he was encountering with the ordinance. Rob showed Committee members the work sheet that is given to applicants who need to comply with the ordinance and explained that the procedure is straight forward and not difficult to enforce. Rob again emphasized that developed lots should be considered differently than undeveloped lots.

Committee members discussed adding a #3 to the Natural Woodland Buffer Limitations section of the ordinance. This would be for lots that didn't satisfy #1 and #2. The ordinance should encourage a mixture in the unaltered area of trees, shrubs and groundcover and comply with the Planting Matrix point requirement (page 32; Env-Wq 1412.04 of the NH Adm rules). No more than 30% shrubs, 30% trees and 30% ground cover when satisfying the point system. There was a discussion about converting the amount of plantings to square footage and not include sod or Mat. One member objected to ground cover and remains concerned about allowing lawns. (NOTE - THIS NEW SECTION NEEDS MORE WORK AND CLARIFICATION BY COMMITTEE MEMBERS).

Rob will come up with some sketches of several lots so Committee members can determine if additional changes are needed to the ordinance.

At the next meeting Committee members will begin discussing the Waterfront and Buffer and Primary Building Setback section.

The next meeting will be held at 10:00AM on Wednesday, January 16, 2013 at a location to be determined.

Meeting adjourned at 11:30AM.

Submitted by
Kathy Barnard
December 12, 2012