

Grafton, NH Planning Board

Minutes October 28, 2021 (Approved)

Present: Angus Gorman (chair), Gary Whitney (secretary), Emelia Cushing, Sabrina Kirwan, , Thomas McGinty, (Selectboard ex-officio), Rich Angell (alternate), Maureen O'Reilly, Nicole Faucci, Paul Vogt, Sharon Clark, Brian Fellers, Lisa NLN, Nancy and Dan NLM

Meeting called to order at 7:00 pm.

Approval of Minutes:

The minutes of September 23, 2021 were unanimously approved.

Correspondence:

A copy of the Grafton County Conservation District newsletter was received. Additionally, an email from Sharon Clark was received containing comments on the subdivision regulations to be reviewed. It was agreed that discussion on these comments would be deferred until such time as the board had initiated discussion on the Section 6 of the regulations to which the comments referred.

Business:

The Chair then initiated discussion on the review of the subdivision regulations, Sections 1 to 6. Public opinion was encouraged subject to the discretion of the Chair, clarifying that this was not the final opportunity of the public to provide input since a final public hearing would be held at the conclusion of the review. It was clarified that the review would be specific to the most currently available version that was originally adopted by the Grafton Planning Board in 1979 and revised on April 7, 2006.

Several suggested minor edits were made to Sections 1 to 5.

Additionally, an action to review RSA 675.6 for reference in Section 1 was taken by members of the board. Review of other referenced RSA by board members was also suggested.

The Chair discussed a conversation with legal authorities in Concord regarding major vs minor subdivisions. It was stated that subdivisions start as major but towns have the ability to designate and define minor subdivisions as appropriate to their needs.

Also, it was suggested that moving 5.07 into Section 10 and the deletion of 5.09 be considered for later discussion. Section 5.10 was also left for further discussion with regard to whether it was more appropriate for the subdivider/surveyor or the Planning board to perform the actual submission of the final plat map to the Registrar of Deeds. This also concerned the impacts of fees and costs to the board that may impact its budget.

Scott Sanborn provided a preliminary briefing to the board on an annexation of three lots into two on Half Moon Pond and a boundary adjustment plan for lots in the vicinity of Sargent Hill Road (Map 17 – 969). Questions from board members were addressed. It was the consensus of the board that in order to help accommodate the desired timeframe to accomplish this activity as well as the holiday schedules of all concerned, the board tentatively agreed to change the November/December meeting dates and have just one meeting on December 9th.

Mr. Whitney reported that the Library Strategic Planning Committee has completed its work and provided an appropriate plan to the Library Trustees for release to the town at a later date.

Selectboard ex-officio report:

No report.

Public comment:

Paul Vogt requested that meetings be started earlier due to the length of recent meetings and the resultant lateness of adjournment. The Chair suggested that a viable compromise would be to try to limit meetings to one hour in length.

The board unanimously agreed to adjourn at 8:55 pm.

Minutes taken and submitted by Gary Whitney, Secretary, Grafton Planning Board