

DEERFIELD PLANNING BOARD
DEERFIELD, NEW HAMPSHIRE
JUNE 23, 2010

MINUTES OF MEETING

PRESENT: Board members Fred McGarry, Fran Menard, Peter Schibbelhute, William Perron. Planning Consultant Gerald Coogan, Secretary Jane Boucher.

Chair Fred McGarry called the meeting to order at 7PM.

APPROVAL OF MINUTES

William Perron moved to approve the minutes of June 9, 2010.
Fran Menard seconded.

The following corrections were made to the minutes:

Page 2 Paragraph 5: Correct to read: "Mr. Coogan suggested .."

Page 2 Paragraph 10: Correct to read "...been discharged need to be noticed."

Page 3: Paragraph 1: #2 correct to read "...determined to be appropriate..."

Page 3: Paragraph 6: Correct to read "Mrs. Cady said that in 1989...."

Chair McGarry called for a vote on the motion. Motion carries.

APPROVAL OF MANIFEST

William Perron moved to approve the manifest for a time sheet for Jane Boucher for 14 hours (5/27-6/10). Voted in favor.

OTHER BUSINESS

Gerald Coogan provided a memo which outlined the following:
Subdivision Regulations: Steve Keach is assembling the regulations, the appendices such as the Guidance Memo, Application Form, Application Checklist. Mr. Coogan suggested that the Board set a date for the public hearing.

It was agreed to hold a public hearing to approve the Subdivision Regulations on August 25, 2010. The regulations will be posted on the web site and a copy on file in the Town Clerk's Office.

CTAP- Transportation/Trail Plan. Mr. Coogan advised that the LRAC Small Grant Subcommittee approved the application for a grant in the amount of \$6100.00 to complete the Trail Plan project. Neatline Associates is our partner in the application.

The Board thanked Mr. Coogan for his efforts.

WORKFORCE HOUSING Mr. Coogan asked how the Board wished to proceed with workforce housing.

Board members agreed to proceed to draft proposed zoning changes for 2011. This will be discussed further in September.

OPEN SPACE PLAN

Mr. Coogan advised that the Deerfield Open Space Committee will meet with the Planning Board on August 11. He felt that this would be an appropriate time to discuss the Trail Plan.

PUBLIC HEARING; PERKINS ROAD

The Board of Selectmen will conduct a public hearing on July 26 at 7PM on the Petition for Layout for 540 feet of Perkins Road.

The Board discussed the invitation to a meeting with the Town of Raymond Planning Board and agreed to submit the topic of "Workforce Housing" for discussion.

DANIELLE WAY

Mike Bryant, 20 Danielle Way, was present. Mr. Bryant voiced concern regarding an abutter who has clear cut 6 acres of land and constructed a greenhouse (30 x80 feet). Mr. Bryant questioned if any permits have been issued by the Planning Board. He noted that Penny, in the assessing office, could find no record of an intent to cut being filed.

Chair McGarry commented that, if this was a commercial business, an application for a Site Plan Review should have been filed.

Mr. Bryant felt the resident was selling commercially. He also noted that there were covenants on the development.

The Board suggested that Mr. Bryant write a letter to Richard Pelletier, Code Enforcement Officer, outlining his concerns and copy the Planning Board.

Gerald Coogan will review the recorded plan and visit the site with Mr. Pelletier to determine if there are any violations and if all required permits have been received.

The meeting was adjourned at 8:05PM.

Recorded and transcribed by Jane Boucher
Pending Approval by the Planning Board