

PLANNING BOARD  
February 25, 2015

**APPROVED as amended:**

3/11/15\_\_jrl\_\_\_\_\_

AGENDA:    WORKSHOP: MASTER PLAN, VISION SECTION

ATTEND:    Denice DeStefano (Chairman), Dan Paradis (Vice Chair), Betsy Schneider (Sel. Rep.), Clay Dingman, Steve Favorite, Betty Seeler

ABSENT:    Debbie Denning (away)

OTHER:     Michael Capone (Town Administrator)

The meeting opened at 7:00 p.m. with a quorum.

MINUTES OF FEBRUARY 11, 2015: The following amendments and clarifications were made: Page 2, 1<sup>st</sup> paragraph, 2<sup>nd</sup> line, replace “perimeter” with “parameter”. 5<sup>th</sup> paragraph, 2<sup>nd</sup> line, following “wetland” add “as was shown on the Zaremba plan” and following “However” replace “he” with “the Soil Scientist”. Page 3, 1<sup>st</sup> paragraph, last line, following “this much” insert “money”.

C. Dingman made a motion, second by S. Favorite, to approve the minutes as amended. The motion carried.

**WORKSHOP:**

The Board each had copies of Mr. Dingman’s version of the Master Plan, Vision section and a 2<sup>nd</sup> version sent by Ms. DeStefano. She stated that she primarily just removed the plans of action as we had stated initially. These are to be inserted, where they belong, to each section of the Master Plan. Ms. DeStefano added that, in her version, 4<sup>th</sup> bullet, we should expand beyond the downtown core.

Mr. Dingman stated that he is comfortable with moving the action items to the various sections. Ms. Seeler liked the shorter, second version. A discussion was held as to how to expand on the downtown core. It was determined to change it to “infrastructure and business development”. Mr. Dingman pointed out that it is in two places in that bullet.

Mr. Favorite asked if Mr. Dingman had looked at the survey when he did this. Mr. Dingman answered that he did and that the Vision is a general statement and the specifics will be in the various sections. Mr. Dingman stated that he will correct the amended version and send it to the members.

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MASTER PLAN ACTION PLAN: Ms. DeStefano distributed a list of action for the completion of the Master Plan update. Mr. Paradis asked to add a Town Facilities section as we discussed earlier. It was added as it was felt to be more important than the Downtown Improvement section since all of the changes made there.

HOUSEKEEPING REQUESTS: Ms. DeStefano stated that we missed the housekeeping requests for our Site Plan/Subdivision Regulation changes. She will e-mail these to the members and we shall address them at some point this year.

COMMUNICATIONS: There was a DES Alteration of Terrain permit application notice for Norm Hebert, Hemphill Rd. and a DOT driveway application for the proposed Dollar General store.

REPORTS:

HDC = Will not meet in March as it is Election Day (3/10/15). Mr. Dingman added that Ms. Heaney has received State acceptance for the Old Fire Station to be on the State Registry.

SELECTMEN = The warrants are now on line. Town reports should be out next week. There is to be a Frozen Family Fun Day next Saturday.

CIP = To meet after town meeting.

NEW BUSINESS:

3/11/15 MEETING – Ms. DeStefano asked if the Board would like Damon Burt, Soil Scientist, to attend this meeting (Tom Ballestero or James Houle, Hydrologists, will be in attendance). Mr. Dingman felt that it makes sense to have him there for any questions, etc. that might come up and the Board agreed.

ZAREMBA APPLICATIONS – Ms. DeStefano stated that, if this Special Use permit application goes through, there are two more to do: the Subdivision and the Site Plan. She asked the Town Administrator if it is possible to have someone in the office look over these to be sure that they are complete so as to save time at the hearing. Ms. Schneider asked if that isn't a function of the Board. Ms. DeStefano and Mr. Capone explained that many towns have Planning Departments that do this. Mr. Capone will look into this possibility.

NEXT MEETING: The next meeting will be held March 11<sup>th</sup> and Ms. DeStefano wishes to hold the Minor Site Plan for Joseph Sanville first. She asked the Board to look the application over so as to be ready. She would like to have at least an hour to devote to Zarembo and adjourn by 9:00 -9:30pm.

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OTHER: A discussion was held about blinking signs. The nano brewery and the pawn shop have had them and Pat's has sometimes (when the employees turn on the wrong switch). These shall be checked out.

With no other business before the Board, E. Seeler made a motion, second by S. Favorite, to adjourn at 7:40pm.

Respectfully submitted,  
Jan Laferriere, recording secretary