

Town of Milton
424 White Mtn Highway
Milton NH, 03851



Planning Board
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Meeting Minutes
November 7, 2017
6:30 PM

Members in Attendance: Peter Hayward, Joseph Michaud, Brian Boyers, Bob Bourdeau, Tim Long, Larry Brown, Ryan Thibeault Ex Officio, Bob Graham Alt.
Also in attendance, Dana Crossley Land Use Clerk, Bruce Woodruff Town Planner

Public Attendance: Cynthia Wyatt, Karen Golab, Wayne Sylvester

Chairman Boyers called the meeting to order at 6:30pm.

Public Comment: No Comment.

Casey Road Subcommittee of Conservation Commission re: Request to revoke Phase II of the Winding Road Subdivision (Preliminary Discussion): Cynthia Wyatt, Chairman of the Conservation Commission passed a map out to the board members. She explained to the board the history of the parcel and boards involved with the parcels of land (Map 41 lots 69, 68 and Phase II of Winding Road Subdivision). The Board of Selectmen are in support to revoke the subdivision and are here to ask the Planning Board to hold the public hearing to have the subdivision revoked. Board discussed various aspects of revoking the subdivision. B. Woodruff questioned if the town owns the land fee interest, the town has the option to use the property to transfer it to the town (or entity) it requires a process, the Town has a decision to make if it will be put out to auction or larger benefit to transfer it to itself, that process requires the proposal to go the PB and CC for their opinion and the step should be taken before the revocation, B. Woodruff touched upon reviewing the plans to ensure that a revocation is possible as well. Board reviewed the RSA in regards to revoking a subdivision. T. Long moves to hold a public hearing on November 21st at 6:30 to discuss the revocation of Phase II of the Winding Hill Subdivision (Map 41 Lots 68.11-15). R. Thibeault seconds the motion. All in favor, motion carried. Board will hold a public hearing on the matter.

T. Long moves to send a memo to the Board of Selectmen that the Planning Board supports keeping the 5.5, known as Map 41 Lots 68.11-15, acres in the Town's ownership and putting it into conservation. L. Brown seconds the motion. All in favor, motion carried. Letter will be sent to the Selectmen.

Master Plan Complete: Review and Condense Natural Resource Chapter Draft: Board continued review and discussion of the Natural Resource Chapter. L. Brown motions to accept "Consider applying best management practices which may include buffering..." R. Thibeault seconds the motion, all in favor motion carried. L. Brown motions to accept "establish an

agricultural commission in order to recognize, promote..." as presented. T. Long seconds, all in favor, motion carried. B. Bourdeau motions to approve 'explore options to publicly fund conservation...' T. Long seconds all in favor motion carried. R. Thibeault motions to approve 'investigate potential areas in the downtown...' T. Long seconds all in favor, motion carried. L. Brown motions to 'continue to review the steep slopes...' T. Long seconds the motion, all in favor, motion carried. R. Thibeault motions to keep 'encourage the development of best management practices and standards to limit removal of stone walls...' B. Bourdeau seconds the motion. All in favor, motion carried. B. Bourdeau motions to keep as written. L. Brown seconds the motion, Board vote six in favor one opposed, motion carried. Chairman Boyers motions to change short to medium in 'review the current industrial and commercial outdoor lighting...', B. Bourdeau seconds the motion, all in favor motion carried. T. Long moves to add recreation as a partner to 'ensure that Milton's Master Plan polices and implementation strategies are consistent with state, regional...', J. Michaud seconds the motion, motion carried. R. Thibeault motions to change rollerblading to snow shoeing in 'provide for and proactively manage town greenway...'. P. Hayward seconds the motion, all in favor motion carried. L. Brown motions to change to reduce conflict of multiuse trails, J. Michaud seconds the motion, all in favor motion carried. B. Bourdeau motions to add school and other rec programs to potential partners. L. Brown seconds the motion. All in favor, motion carried. Board finished reviewing document and thanked B. Woodruff for his hard work reviewing and condensing the Natural Resource Chapter.

Discuss: Groundwater Protection Overlay District Zoning Amendment: Tabled till next meeting for further review.

Discuss: Accessory Dwelling Unit Zoning Amendment: Board discussed the draft accessory dwelling unit zoning amendment. B. Bourdeau commented that his only issue is stating that the main door access cannot be on the same side of the house. B. Bourdeau motions to accept the draft as written but removing B3 to send to public hearing December 5th. L. Brown seconds the motion, all in favor, motion carried. Public hearing will be held on the 5th of December at 6:30.

Town Planner Comments: B. Woodruff discussed with the board taking a closer look at where duplexes are allowed, or should be allowed, suggested reviewing the residential zones in Milton. In regard to the groundwater overlay district zoning amendment, he requested the board to please go over it and mark it up individually so the board can revise, condense and move forward with the public hearing, it is based on a model developed for the entire state.

Approval of Minutes: October 17, 2017 meeting minutes, T. Long motions to approve, L. Brown seconds motion, all in favor motion carried. (J. Michaud abstained) October 17 meeting minutes approved.

Other Business: D. Crossley informed the board that Chairman Boyers had presented the budget to the Selectmen they approved it and it will be presented to the Budget Committee on Thursday.

B. Bourdeau motions to adjourn, L. Brown seconds the motion, all in favor, motion carried. Meeting adjourned at 8:35pm.

Respectfully submitted,

Dana Crossley
Land Use Clerk