

**CANDIA PLANNING BOARD
MEETING MINUTES OF
April 3, 2019
UNAPPROVED**

PB Members Present: Rudy Cartier, Chair; Brien Brock, BOS Rep.; Joyce Bedard; Josh Pouliot.; Robert Jones, Alt.; Mark Chalbeck, V-Chair

PB Members Absent: Scott Komisarek; Mike Santa, Alt.; Judi Lindsey

Audience Present: Dennis Lewis, Road Agent; town resident Becky Sarah.

Other Present: Dave Murray (BI) and taking minutes tonight in lieu of Lisa G.

Chair Rudy Cartier called the meeting to order at 7:00 pm immediately followed by the Pledge of Allegiance.

Approval of Meeting Minutes -March 20th, 2019:

M. Chalbeck **motioned** to accept the minutes of March 20th, 2019 as presented. J. Bedard **seconded**. **Motion passed (6-0-0)**.

Michael Thompson case 18-009, Chad Branon from Fieldstone Land Consultants requested a final application extension for another 90 days and was granted the extension. The new deadline is July 3, 2019.

J. Pouliot **motioned** to approve the extension. M. Chalbeck **seconded**. **Motion passed (6-0-0)**.

PB has done their final reviews of the regulations and voted for the amendments. B. Ruoff (Stantec) offered clarification of any regulations if necessary in the future. He will also have a signature page made up for the next scheduled meeting and once signed by the PB members, it will be posted online with the final version of the regulations. There are no further questions or comments on this items from the audience or the Board R. Cartier closes the public hearing at 7:09pm.

J. Pouliot **motioned** to accept the revised 2019 Earth Excavation regulations, the 2019 Major Site Plan Regulations and the 2019 Major Subdivision Regulations as presented on 4/3/19. M. Chalbeck **seconded**. **Motion passed (6-0-0)**.

B. Ruoff states that Stantec is willing, at no cost to the Town of Candia, to work on the Site Plan checklist as the next task with the PB. The Board thanks him and says that clarification with the checklist will assist in a better flow when reviewing plans in the future.

No new cases are before the Board tonight.

Rudy touches on a few items that need to be addressed in the next ZRRC meeting scheduled for 4/17/19. The Village District, impact fees, which the Board will be working on putting a draft together listing fees and the justification behind them. The Capital Improvement Plan upgrade is needed and the PB is responsible to coordinate this. The Board members would like input from other departments in the town to include but not limited to the schools, FD, Road Agent, etc. The town roads have become a safety issue in some instances and possible future work that may be designated for such issues. The PB would like to review this issue with Town counsel and work on possible solutions, as it is an ongoing topic and needs to be revisited. The Board agrees to also have R. Cartier speak with Stantec and SNHPC regarding the developable land in town because that may also determine the path of solutions for the roads

Mark says he reviewed the signage information provided by Stantec and has a concern regarding residential signs and the specifications of them. R. Cartier clarifies that the information presented for review was based on a surrounding towns standards and were only given as a guide to have an idea of what may be

involved when we are ready to work on the Town of Candia's. Dave states that presently, the residential and commercial standards are all broken down, different heights and sizes but needs better clarification for home businesses.

R. Jones says he will be attending the PB workshop that is being offered and R. Cartier confirms that the registration fee will be reimbursed to any members planning to attend and can contact Lisa G. in the Land Use Office.

The May 15th PB training will be held for Board members at 5pm and may be in lieu of the regularly scheduled 7pm PB meeting depending on if any new cases need to come before the PB that evening.

Dennis Lewis (as a resident) asks the Board for information regarding a potential subdivision on land he and his brother own in town. He states that the land is approx. 128 acres and all but 3-4 acres are in a conservation easement that will not be re-subdivided at any time in the future. The remaining 124-125 acres will be kept by the family. The intention is to eventually sell the lot to his youngest daughter. The PB agrees that this would be considered a Minor Subdivision. Dennis states that this could be a project he wants to start in the upcoming year and will gather the necessary information to come before the PB with laid out plans. He thanks the Board for their time.

MOTION:

J. Bedard **motioned** to adjourn at approximately 7:58pm. B. Brock **seconded**. **Motion passed (6-0-0).**

Respectfully submitted,
Lisa Galica
Land Use Secretary
cc: file