

**PLANNING BOARD MINUTES
DECEMBER 9, 1998**

ROLL CALL:

David Dubay-Chairman-Excused
Bernie Rouillard-Vice Chairman-Present
Jack Gattinella-Secretary-Present
Wayne Morris-Regular Member-Present
Russell Wilder-Regular Member-Present
Annette Stoller-Regular Member-Present
Walter Kolodziej-Alternate-Excused
Keith Goldstein-Alternate-Present
Margaret Crisler-Selectman-Present
Galen Stearns-Selectmen's Alternate-Present

Mrs. Stoller suggested a table of land use sizes that would compliment the zoning ordinance. Mrs. Crisler suggested an organizational appendix to reference. A workshop will be scheduled in the future with Mr. Turner to address this issue.

ZONING AMENDMENTS - WORKSHOP

Amendment # 1. This proposal would change where the measurement is taken and the requirements. The changes will need to be reflected in the Site Plan Regulations.

Amendments # 2 through # 8 were reviewed and deemed ready for public hearing with minor changes.

Amendment # 9. This proposal would clarify the exempt areas around a pond or lake. With substantial changes the Board considered this amendment ready for public hearing.

Amendment # 10 thorough 15 were reviewed and will be put forth for public hearing with minor changes. The Board recommended the owners and abutters of any parcels proposed for a zoning district change be notified.

Amendment # 16. This proposal would create a Village Center District to preserve the area around Town Hall and minimize sprawl along road corridors by providing an off road village center. With minor changes, this proposal will be advertised for public hearing.

Amendments # 17 through 22 were reviewed ,and with minor revisions, will go forward to public hearing.

Amendment # 23. The consensus of the Board 4-3 was to not bring forth this proposal to change the zoning on a portion of Range Road.

Amendment # 24. This proposal would change the minimum lot area by soil type to 30,000 square feet, not including wetlands, W.W.P.D. and drainage easements. This amendment

will go forward with minor changes.

CORRESPONDENCE: Bonding for the St. Matthew's Site Plan was received in the amount of \$10,000.00, for the intersection and \$50,000.00, for the site work and the cistern. Mrs. Crisler motioned to accept the bond and Mr. Morris seconded. Passed 7-0.

Notice received from the Derry Planning Board giving their new address.

Communication received from the Rockingham Planning Commission regarding the MPO meeting to be held at the Atkinson Town Hall, Thursday, December 17th, at 7:00 P.M. this will be a workshop for project applicants for proposals on transportation projects within their respective communities.

Mr. Gattinella discussed the lack of receipt of the complete Capital Improvements package. Mr. Stearns informed the Board as to the progress with the CIP.

Meeting adjourned 11:00 P.M.

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