

**Ashland Planning Board
Approved Meeting Minutes
Wednesday, September 23, 2020**

CALL TO ORDER: Mardean Badger, Chair of the Board, called the meeting to order at 6:30 PM. The meeting was conducted via Zoom video and teleconference.

MEMBERS PRESENT: Mardean Badger, Kathleen DeWolfe, Paula Hancock.

RIGHT TO KNOW LAW: Due to the COVID-19/Coronavirus crisis and in accordance with Governor Sununu's Emergency Order #12 pursuant to Executive Order 2020-04, this Board is authorized to meet electronically.

DISPOSITION OF MINUTES

Kathleen DeWolfe made a motion to accept the Wednesday, September 2, 2020 minutes as amended. Paula Hancock seconded the motion. The motion passed by a 3-0 roll call vote.

EXCAVATION REGULATION UPDATE

The Planning Board reviewed the latest draft of the Excavation Regulations. They discussed proper updated wording. These regulations will be sent to Ms. Susan Slack of the Lakes Region Planning Commission for her review. Our town attorney will review the draft regulations as well. The new Excavation Regulations will be approved by the Planning Board after a single Public Hearing. Our new regulations when approved will supersede all previous regulations. If a project is permitted before our new regulations have been approved the project will need to follow the State RSA 155E or the regulations from our 1981 regulations whichever is stricter. The Planning Board will need to address any excavation projects that were permitted under the 1981 excavation regulations. All future excavators and their projects will be regulated under our new regulations when approved. Our new regulations when approved will supersede all previous regulations.

The Ashland Zoning Board of Adjustment has received an Application for Special Exception from Centerstate LLC, the owner of the property off West Street for a proposed gravel pit/quarry site for commercial use. Mr. Daniel Lucchetti is the agent representing Mr. Brandon Hiltz. The Application for Special Exception will be reviewed/discussed at the ZBA's next scheduled meeting on Thursday, October 8, 2020. The ZBA will determine if the application is likely to have any regional impact to Ashland or surrounding municipalities and which specific municipalities will be impacted. The ZBA will then decide if the application can be accepted as complete. A Public Hearing will be scheduled after all abutters and all affected municipalities have been notified. The Public Hearing will allow all abutters and all municipalities to discuss all issues and concerns about the proposed gravel pit/quarry. If the Special Exception is approved the project representatives will come before the Planning Board for further review and approval of the project. We have the authority to hire experts when dealing with a particularly difficult excavation project. The cost will be paid by the applicant.

REVIEW OF REGIONAL IMPACT GUIDELINES

The Board previously reviewed the Regional Impact Guidelines that have been enacted in NH RSA 36:54-58. Each regional planning commission can develop their own guidelines for regional impact. The Regional Impact Guidelines from the State contain general explanations of regional impact. The Lakes Region Planning Commission has its own suggested criteria (reviewed at this meeting) which give us additional guidance. When and if the ZBA approves the Special Exception Application before

it, the Planning Board can look at both documents/criteria when the site plan review application is submitted. If we answer “yes” to any of the listed criteria on either document, we should lean toward the determination that the project will be considered as regionally impacting Ashland and the surrounding municipalities.

REVIEW OF RULES OF PROCEDURE

The Planning Board reviewed their current Rules of Procedure. These rules were reviewed and amended in 2018. The Planning Board reviewed the specific wording of the document. The amended wording from our current meeting will be incorporated into a new document which will be reviewed further at our next scheduled Planning Board meeting. The final document will be amended by a majority vote of the Planning Board members at a regularly scheduled Planning Board meeting.

APPLICATION FOR SITE PLAN REVIEW

The Planning Board reviewed/discussed the wording of their current Application for Site Plan Review. The resulting amended application will be further reviewed at a future meeting.

APPLICATION FOR SUBDIVISION

The Planning Board reviewed/discussed the wording of their current Application for Subdivision. The resulting amended application will be further reviewed at a future meeting.

SITE PLAN AND SUBDIVISION CHECKLISTS

The Planning Board reviewed/discussed the wording of their current Site Plan and Subdivision Checklists. The checklists will be further reviewed at a future meeting.

NEXT MEETING

The next meeting of the Ashland Planning Board will be Wednesday, October 7, 2020 at 6:30 PM.

ADJOURNMENT

Kathleen DeWolfe made a motion to adjourn. Paula Hancock seconded the motion. The motion passed. The meeting adjourned at 7:45 PM.

Minutes submitted by Paula Hancock