

## **HOLDERNESS PLANNING BOARD**

**Meeting Minutes: July 21, 2016**

**Members Present:** Earl Hansen, Carl Lehner, Joey Tuveson, Bob Snelling and Donna Bunnell

**Members not present:** Ron Huntoon and Peter Francesco

**Staff Present:** None

**Others Present:** None

### **Call to Order:**

Chairman E. Hansen called the meeting to order at 6:32 P.M.

**Roll Call:** C. Lehner called the roll. A quorum was present.

### **Approval of Minutes:**

**MOTION:** “To approve the Planning Board meeting minutes of June 16, 2016 as presented.”

Motion: C. Lehner

Second: J. Tuveson

Discussion: None

Motion Passes: 5 - Yes 0 - No.

**New Applications:** None.

**Continued Applications:** None.

### **Other Business:**

Public Hearing for the purpose of taking public comment on language proposed for inclusion in the Site Plan Review Regulations under Article VI, General Standards as follows:

*“Waste stored outside of buildings shall be stored in containers of suitable size, shape and material so as to prevent waste from being scattered by wind or rain and shall prevent accessibility of such waste to rodents or other animals. Containers should be located or screened so as to be out of public view.”*

Chairman E. Hansen opened the Public Hearing at 6:36 P.M.

Discussion: It was noted that the Board members have discussed the issue at length in previous meetings.

Chairman E. Hansen noted that no members of the public were present to comment on the proposed language.

**MOTION:** “To adopt the following wording to be included in the Site Plan Review Regulations under Article VI, General Standards:

*“Waste stored outside of buildings shall be stored in containers of suitable size, shape and material so as to prevent waste from being scattered by wind or rain and shall prevent accessibility of such waste to rodents or other animals. Containers should be located or screened so as to be out of public view.”*

Motion: C. Lehner

Seconded: B. Snelling

Discussion: None.

Motion Passes: 5 – Yes, 0 – No

Chairman E. Hansen closed the Public Hearing at 6:37 P. M.

Public Hearing for the purpose of taking public comment on language proposed for inclusion in the Energy Chapter of the Town's Master Plan as follows:

*"Broadly stated, the energy goal for Holderness is to conserve and protect all natural resources for the benefit and enjoyment of present and future generations.*

*To further this goal, we will continue to encourage energy efficiency, promote the use of renewable energies and initiate thoughtful policies that will continue to ensure a forward thinking, attractive and sustainable community now and in the future."*

Chairman E. Hansen opened the Public Hearing at 6:38 P. M.

Chairman E. Hansen asked for public comment.

Bob Rothchild of White Oak Pond Watershed Association stated the Planning Board should consider adding regulations for the installation of solar panels.

Bob Rothchild stated there is a new house on property with frontage on White Oak Pond that also has installed a major solar panel project.

Bob Rothchild stated he is not opposed to the use of solar panels but the way in which this project was done is of some concern because it is very visible from the pond.

Bob Rothchild stated that if every property owner installed solar panels in a similar fashion it would detract from the beauty and tranquility of the waterfront.

Bob Rothchild stated the White Oak Pond Association is considering drafting a non-binding agreement for property owners on the pond which would attempt to regulate the installation solar panels.

Chairman E. Hansen stated that it is difficult for the Planning Board to regulate the installation of solar panels in such a manner which would control the aesthetics solar panel projects.

Bob Rothchild suggested that the solar panel square footage could be included in lot coverage calculations and added that other towns are beginning to deal with the issue of the use of solar panels.

Chairman E. Hansen stated that the Planning Board is aware of the issue.

J. Tuveson suggested revising the proposed language of the second paragraph as follows:

*"To further this goal, we will continue to encourage energy efficiency, promote the use of renewable energies and initiate thoughtful policies while maintaining the rural character of the town as an attractive and sustainable community now and in the future."*

**MOTION: "To revise the proposed language to incorporate the change to the second paragraph as follows:"**

*"Broadly stated, the energy goal for Holderness is to conserve and protect all natural resources for the benefit and enjoyment of present and future generations.*

*To further this goal, we will continue to encourage energy efficiency, promote the use of renewable energies and initiate thoughtful policies while maintaining the rural character of the town as an attractive and sustainable community now and in the future."*

Motion: E. Hansen

Second: C. Lehner

Discussion: None

Motion Passes: 5 - Yes, 0 - No

**MOTION: "To adopt the proposed language with the revision as follows."**

*"Broadly stated, the energy goal for Holderness is to conserve and protect all natural resources for the benefit and enjoyment of present and future generations.*

*To further this goal, we will continue to encourage energy efficiency, promote the use of renewable energies and initiate thoughtful policies while maintaining the rural character of the town as an attractive and sustainable community now and in the future."*

Motion: E. Hansen

Second: C. Lehner  
Discussion: None  
Motion Passes: 5 - Yes, 0 - No  
Chairman E. Hansen closed the Public Hearing at 7:25 P. M.

The Board discussed looking into what could be proposed for future solar regulations.  
The Board will also continue to review what may need to be done to bring the town's ordinances up to date with the new State law regarding Accessory Housing Units (AHU).

**Adjournment:** At 7:26 P.M. the following motion was made:

**MOTION: "To adjourn."**

Motion: E. Hansen  
Second: J. Tuveson  
Discussion: None  
Motion Passes: 5 - Yes, 0 - No

Respectfully Submitted,

Nancy Decoteau  
Admin Assistant – Land Use

Minutes approved: August 18, 2016