

Danbury Planning Board

January 9th, 2018

Un-Adopted

The Danbury Planning Board met on Tuesday, January 9th, 2018 at the Danbury Town Hall in accordance with the schedule adopted and posted. Due to inclement weather the meeting scheduled for December 12th, 2017 was continued on 1/9/2018. John Taylor called the meeting to order at 7:00 p.m. and welcomed everyone present. John asked if anyone had a conflict of interest and hearing none, proceeded with the meeting.

Present:

Not Present:

Gary Donoghue

Roxanne Winslow

Rick Swift

John Taylor

Will Cowen

Bernie Golden

Jim Phelps

Anna Offen, clerk

Tom Curren, Alternate

Guests: Mary & Peter Wallen, Alan and Becky Huntoon, Colin Brown, Tim Wallen and Scott Sanborn

Previous meeting minutes were reviewed. Gary Donoghue made a motion to accept the minutes of November 14th, 2017, Rick Swift seconded. **Motion passed with one abstention.**

At 7:01pm John opened the public hearing on the application for a Subdivision for Alan W. Huntoon on Forbes Mountain Road, **Tax Map 404, Lot 5**. Will reviewed the Subdivision checklist and the board reviewed the application and found that everything was in order. John asked for a motion to approve the application as complete. Jim Phelps made a motion to accept the application as complete, Bernie Golden seconded. Roll Call Vote: Roxanne Winslow – yes, Jim Phelps – yes, John Taylor – yes, Will Cowen – yes, Rick Swift – yes, Gary Donoghue - yes, Bernie Golden - yes. **Motion passed unanimously.** Closed public hearing on application.

At 7:06pm John opened the public hearing on the Subdivision for Alan W. Huntoon on Forbes Mountain Road, **Tax Map 404, Lot 5**. Colin Brown presented the Subdivision to the board and guests. There were questions from some of the guests on an existing view easement protecting one of the abutters right for a view from their property. The plan presented shows the easement and reflects the encumbered lot. Jim Phelps made a motion to accept the application as

presented, Will Cowen seconded. Roll Call Vote: Roxanne Winslow – yes, Jim Phelps – yes, John Taylor – yes, Will Cowen – yes, Rick Swift – yes, Gary Donoghue - yes, Bernie Golden - yes. **Motion passed unanimously.** At 7:20pm the board closed the public hearing on the Lot Line Adjustment.

Scott Sanborn re-presented an updated Mylar for a subdivision that was previously approved on June 13th, 2017. The Mylar only needed to be updated to conform to Merrimack County recording standards.

John read the following building permits into record:

Michael and June Adsitt, **Tax Map 416, Lot 067**, 72 New Canada Road, Installation of rooftop solar array 9KW/30 panels

Stephen and Erika Connors, **Tax Map 411, Lot 081**, 313 Ragged Mountain Road, 8 X 12 board and batten pine shed/ no foundation

John presented an invitation to the board from The Danbury Community Center for a luncheon on 1/13/2018.

The Board received a request for the Annual Town Reports. John will work on the report for the Planning Board. It was also discussed that this year Will Cowen and Gary Donoghue are both up for re-election.

Since there is no pending business on the agenda, the Board decided to cancel the meeting scheduled for January 23rd, 2018. The next meeting will be held on February 13th, 2018.

Bernie brought up to the board an article he had read in regards to free-standing solar arrays and asked the board about reviewing the existing Zoning Ordinances to take into consideration set-back from lot lines when installing these arrays. It was determined that the Board of Selectmen does consider the free-standing arrays as “structures” and holds them to the same building and set-back requirements.

At 7:50pm Bernie Golden made a motion to adjourn, Rick Swift seconded. **Motion passed unanimously.**