

COÖS COUNTY PLANNING BOARD
January 20, 2021

The regular meeting was opened at 6:02 pm. The Chairman John Scarinza read the following statement:

As Chair of the Coös County Planning Board, I find that due to the State of Emergency declared by the Governor as a result of the COVID-19 pandemic and in accordance with the Governor's Emergency Order #12 pursuant to Executive Order 2020-04, this public body is authorized to meet electronically.

Please note that there is no physical location to observe and listen contemporaneously to this meeting, which was authorized pursuant to the Governor's Emergency Order. However, in accordance with the Emergency Order, I am confirming that we are:

We are utilizing Zoom for this electronic meeting. All members of the Coös County Planning Board have the ability to communicate contemporaneously during this meeting through this platform, and the public has access to contemporaneously listen and, if necessary, participate in this meeting through dialing the following phone # 1-646-558-8656 and meeting ID # 87601862517 or by clicking on the following website address: www.zoom.us/join

We previously gave notice to the public of the necessary information for accessing the meeting, including how to access the meeting using Zoom or telephonically. Instructions have also been provided on the website of the Coös County Planning Board at: www.cooscountynh.us

If anybody has a problem, please call 802-785-9858

In the event the public is unable to access the meeting, the meeting will be adjourned and rescheduled. Please note that all votes that are taken during this meeting shall be done by roll call vote.

Let's start the meeting by taking a roll call attendance. When each member states their presence, please also state whether there is anyone in the room with you during this meeting, which is required under the Right-to-Know law. The following were present:

Present from the Board: John Scarinza – Chair; Jennifer Fish – Clerk; Rep. Troy Merner, Scott Rineer – Vice Chair, Ed Mellet, Mike Waddell, and alternates; Tom McCue, and Mark Frank.

Also in Attendance: Tara Bamford, Planning Consultant; Burke York, York Land Services, LLC; Bernie Carrier and Ed Carrier, Pond Brook Estates; Aaron Joos, Representative Donald Dostie, and a member of the public.

PUBLIC COMMENTS NOT RELATED TO AGENDA ITEMS

None

APPOINTMENT OF ALTERNATES

Chairman Scarinza appointed alternate Tom McCue to sit in for Fred King.

APPROVAL OF MINUTES

Mike Waddell made a motion to approve the minutes of December 2, 2020 as distributed. Tom McCue seconded the motion. There was no discussion. Roll call as follows:

Troy Merner-Yes	Scott Rineer-Yes	Jennifer Fish-Yes	Ed Mellet-Yes
Tom McCue-Yes	John Scarinza-Yes	Mike Waddell-Yes	

The motion passed. 7-0

NEW BUSINESS

A public hearing was held regarding final approval of an application for a ten lot subdivision submitted by Pond Brook Estates LLC for Map 1623 Lot 009 off Signal Mountain Road in Millsfield.

In September 2017, the subdivision plan was approved conditional on road review by a licensed engineer hired by the County and paid for by the applicant who will verify that the road is constructed from Route 26 up to and including Carrier Lane in accordance with the Board's zoning regulations and as depicted on the plan.

Aaron Joos was contracted by the County to perform the review of the road. He presented his report to the board.

Mike Waddell made a motion to accept the engineer's certification and approve the plan. Mike Waddell seconded the motion. There was no further discussion. The roll call was as follows:

Troy Merner-Yes	Scott Rineer-Yes	Jennifer Fish-Yes	Ed Mellet-Yes
Tom McCue-Yes	John Scarinza-Yes	Mike Waddell-Yes	

The motion passed 7-0.

Burke York submitted to the board a request for a waiver for Section 6.02 of the Coos County Subdivision regulations:

Monuments: Concrete bound monuments shall be set on the right-of-way lines, at the beginning and end of curves, angle points and on tangents with a maximum distance of one thousand (1,000) feet between bounds. Such bounds shall be of stone or concrete 4"x4"x36" long. Concrete bounds shall be reinforced with one half (½) inch diameter deformed bars. The bound shall be flush with the finished grade. No permanent monuments shall be set until all construction which might disturb or destroy the monuments is completed. Bounds shall be set by a land surveyor.

Chairman Scarinza explained that since the plan had been approved that a public hearing would need to be noticed for the waiver request to change the existing plan. The board will review the waiver request at the next scheduled meeting.

Burke York presented a conceptual plan for a lot-line adjustment for a property owner in Cambridge. The property owner owns two lots that are separated by a road. The owner is requesting to increase the acreage of one lot to extend the lot across the road. The adjustment will also require NH State Subdivision approval. Tara Bamford recommended that the Planning Board's attorney review the lot line adjustment due to its unusual nature.

Burke York presented a second conceptual plan for a subdivision in Millsfield along Route 26.

The board reviewed 2 zoning permit applications submitted by Bayroot, LLC. The applicant is planning timber harvests in a PD6 zone in Dixville and in Dix's Grant. Bayroot, LLC also submitted an application for a timber harvest in a PD3 zone in Success.

A motion was made by Ed Mellet and seconded by Mike Waddell to approve all applications submitted by Bayroot, LLC. There was no further discussion. The roll call was as follows:

Troy Merner-Yes	Scott Rineer-Abstain	Jennifer Fish-Yes	Ed Mellet-Yes
Tom McCue-Yes	John Scarinza-Yes	Mike Waddell-Yes	

The motion was approved 6-1(Abstain)

OLD BUSINESS

There was no old business to discuss.

RATIFICATION OF ZONING PERMITS

Mike Waddell made a motion to ratify the following zoning permits and Tom McCue seconded the motion.

507	Jeffrey Joyal	Odell	12/10/20	Replace old shed with new 8'x9' shed
508	John Lagerstrom	W. Location	1/11/21	6' x 24' addition to house
509	Steven & Lisa Vien	Success	1/11/21	8' x 8' shed
510	Rene Albert	Success	1/11/21	lean-to with 10' x 12' roof
511	Donald Ross	Odell	1/11/21	Roof and wall repairs

There was no discussion. The roll call is as follows:

Troy Merner-Yes	Scott Rineer-Yes	Jennifer Fish-Yes	Ed Mellet-Yes
Mike Waddell-Yes	Mark Frank-Yes	John Scarinza-Yes	

The motion was approved 7-0

OTHER BUSINESS

None

TIME AND DATE OF NEXT MEETING

The next scheduled meeting is February 24, 2021

ADJOURNMENT

A motion was made by Mike Waddell seconded by Tom McCue to adjourn at 7:35 pm. The roll call is as follows:

Troy Merner-Yes	Scott Rineer-Yes	Jennifer Fish-Yes	Ed Mellet-Yes
Mike Waddell-Yes	Tom McCue-Yes	John Scarinza-Yes	

All approved.

Respectfully submitted,
Jennifer Fish, Clerk