



# Mason Planning Board

16 Darling Hill Road, Mason, NH 03048

Meeting Date: Wednesday, January 26, 2022

Location: Mason Town Hall

Minutes: **Approved**

## Call to Order

The meeting was called to order at 7:00 PM by Dane Rota.

## Roll Call

### Attending Members

Charlie Moser (Ex-O), Dane Rota, Dotsie Millbrandt (Vice Chair), Mason Twombly (NRPC), Gerry Anderson, Katie Boots

### Absent Members

Cynthia Donovan, John Suiter

### Attending Public

Approximately 20 members of the public were in attendance.

### Voting Members Tonight

Charlie Moser, Dane Rota, Dotsie Millbrandt, Gerry Anderson, Katie Boots

## Minutes of Previous Meeting

The board read the minutes of December 29, 2021. Charlie recommended on page four to add onto the end of Wetlands Buffer Ordinance the statement "Public Hearing Closed".

Charlie made a motion to approve minutes from December 29. Jerry seconded the motion. Vote four to approve. Katie abstained due to absence from December 29 meeting.

## Communication to the Board

Planning board members read the correspondence from Jon Bryan emailed to Mason Twombly, Nashua Regional Planning Commission, dated January 22, 2022 and January 21, 2022.

Board responded to the email that they did not make any changes at the December 29 meeting. The December 29 meeting included a 3<sup>rd</sup> public comment session due to previous changes made at the November meeting.

## Public Hearings

None

## Old Business

### Wetlands Buffer Amendment

Charlie made a motion to approve the Wetlands Buffer Amendment.

Point of Order made by Jon Bryan- He stated that he was present at all three meetings, the public meeting was not officially closed. The board did not vote on the ordinance amendment from November- RSA 475 requires voting on an amendment.

Members of the public stated that they believed the Board had not adequately informed the public regarding the proposed changes to the Wetlands Article in the Zoning Ordinance. Several public attendees asked specific questions regarding how the ordinance would affect their property. Dane stated that he and members of the Board would address their concerns, individually, following meeting adjournment. He requested the public to allow the Board to proceed with the scheduled informal consultation listed on the agenda out of courtesy to those affected residents and their land surveyor present at the meeting. Dane also stated that the Board would provide information regarding the proposed amendment prior to the March 8th election through the local newspaper, the town website, and social media.

The Board stated that once the amendment has been approved, they will submit a warrant article to the selectman, who will submit to the town clerk, who will add to the town ballot on March 8 for vote.

Dotsie seconded the motion to approve the Wetlands Buffer Amendment. Katie, Gerry, and Dane approved motion. Motion passed.

## New Business

### Preliminary consultation: E-31 & E-36-3 Scripps Lane, Randy Haight, Meridian Land Services

The Board conducted an informal consultation with Randy Haight, Meridian Land Services, to alter 2 lots (Lot 36-1 and 36-3) and create a subdivision with four lots total. The plan includes a 7.8 acre conservation easement which would border the Town's Rail Trail. The proposal also includes construction of a conforming town road over the existing driveway into a cul-de-sac (800 ft. total).

## Hearings on Subdivisions / Site Plans

None

## Other Business

### Application automation and document storage

Dane presented an update to the Rules of Procedure. Board members requested to read the document and a vote will be held in March to accept or reject.

### CIP Update

Charlie stated no updates at this time.

### Adjournment

Charlie made a motion to adjourn at 7:53. Dotsie seconded. Motion carried unanimously. Meeting adjourned at 7:53.