

**Enfield Planning Board – Meeting Minutes**  
**ZOOM ONLINE MEETING PLATFORM**  
**December 9th, 2020**

**BOARD MEMBERS PRESENT:** David Fracht (Chair), Erik Russell (Vice Chair), Dan Kiley, Kurt Gotthardt, John Kluge and Phil Vermeer

**BOARD MEMBERS ABSENT:** Linda Jones, Jim Bonner (alternate and videographer)

**STAFF PRESENT:** Rob Taylor- Land Use and Community Development Administrator, Barbara Higgins-Recording Secretary

**GUESTS:** Celie Aufiero, Dr. Jerold Theis, Shirley Green

**I. CALL MEETING TO ORDER**

Chair Fracht called the virtual ZOOM meeting to order at 7:00 p.m. He took a “roll call” of members present for attendance.

**II. PUBLIC COMMENTS**

None

**III. SELECTMEN’S REPORT**

Mr. Kluge gave the Select Board’s report. They met on Monday and talked about the hiring process for the new Town Manager. The head of MRI interviewed the Select Board to determine what the Town was looking for in a new Town Manager. The Select Board has been very impressed with the Interim Town Manager, Jack Wozmak. The water/sewer rates will be going up. Water will go up 5% largely due to new testing criteria the State has implemented. Sewer will be going up 8% due to a rate increase by the City of Lebanon.

**IV. REVIEW AND APPROVE MEETING MINUTES: November 12th, 2020**

***Mr. Russell MOVED to discuss the November 12th, 2020 Minutes presented in the December 9th, 2020 agenda packet.***

***Seconded by Mr. Gotthardt.***

No changes were made to the minutes.

40 **Mr. Russell MOVED to approve the November 12th, 2020 Minutes presented in the**  
41 **December 9th, 2020 agenda packet.**  
42 **Seconded by Mr. Gotthardt.**

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45 **Roll Call Vote:**

46 **Phil Vermeer, David Fracht, Kurt Gotthardt and Erik Russell all voting Yea.**  
47 **John Kluge and Dan Kiley abstained.**  
48 **None voted Nay.**

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50 **\* The Vote on the MOTION was approved (4-2-0).**  
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52 **V. HEARINGS: None**

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54 **VI. CONCEPTUAL DISCUSSIONS: None**

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56 **VII. NEW BUSINESS:**

57 **A. Letter from Conservation Member, Dr. Theis-Zoning Amendment to Section 600-**

58 Dr. Theis explained the proposed changes to Section 600 in the Town of Enfield's zoning  
59 ordinance. The proposal was written by Allen Strickland and the Commission approved the  
60 additions to the Conservation Commission's responsibilities. Currently, Section 600 says  
61 "the development of natural resources are the responsibility for the promotion and  
62 development of natural resources for the protection of water shed resources within the  
63 conservation district".

64  
65 Dr. Theis explained that as far as the Conservation Commission was concerned, natural  
66 resources include more than water resources. It includes forests, it includes wildlife, it  
67 includes vernal pools, it includes waterfalls, it includes a wide variety of things that all  
68 contribute to the natural resources. The Commission is obliged to create a natural resources  
69 inventory which is being worked on at the present time. The Commission came up with  
70 additional obligations and duties of the Conservation Commission.

71  
72 The amended version says, "The Conservation Commission for the Town of Enfield shall  
73 have the responsibility for identifying the natural resources within it's boundaries, protecting  
74 those already established, and working to enhance existing areas and to conserve new areas  
75 as they become available. Natural resources include but are not limited to the following  
76 categories: wildlife and wildlife corridors and habitat, water quality, unique geological  
77 features such as waterfalls, wetlands, bogs, vernal pools, rivers and streams, escarpments,  
78 sensitive ecological areas, views and trails".

79  
80 Vice Chair Russell suggested that there could be some changes made to the proposed  
81 revision to make the wording less confusing and asked what the practical impacts of the

82 ordinance change would be. Mr. Kluge and Mr. Gotthardt both agreed that some wording  
83 changes might make things simpler and clearer for the voters when they vote on this change  
84 in March. Dr. Theis respectfully disagreed and went on to explain the wording of the  
85 amendment to the Board.

86  
87 Mr. Kluge asked what the impacts would be on private property, especially as it pertained to  
88 wildlife corridors? Dr. Theis responded, none whatsoever. The Commission is just  
89 identifying the wildlife corridors. Chair Fracht felt that wildlife corridors could impact  
90 private land. Dr. Theis said that the Conservation Commission had no authority to do  
91 anything on private property. That has been well established and he is a strong advocate for  
92 private property rights, but education is a different matter. People that own property can be  
93 advised of the importance of their property for maintaining wildlife movement. It would be  
94 up to them as to whether they feel it is important enough then the sale of their property to  
95 some developer.

96  
97 Ms. Celie Aufiero said she thought that people needed to see, written out, what natural  
98 resources were. It is important to identify what the natural resources were.

99  
100 Ms. Shirley Green strongly supported the amendment and believed that the general public  
101 needed to know what natural resources are and what the Conservation Commission was  
102 identifying and trying to preserve for the Town.

103  
104 Chair Fracht agreed with Ms. Green and Ms. Aufiero in terms of education. He was in favor  
105 of expanding on the written definition of the scope of the Conservation Commission. Vice  
106 Chair Russell asked what the Town would have to do to add the resources that are identified  
107 by the Conservation Commission to the Access GIS maps? Mr. Taylor said it should not be  
108 a problem at all. The Town of Enfield would just provide Access GIS with a file, and the  
109 information could be added as a new layer for the map.

110  
111 Mr. Kiley wanted people to remember that you will want to keep the amendment simple  
112 because it is going on the ballot. If it is too complicated it may not pass the vote. Mr. Kluge  
113 agreed with that thought. Ms. Aufiero said that they could try to educate the public before  
114 the vote. Dr. Theis agreed that it was the Conservation Commission's responsibility to  
115 educate the voters. He felt the Commission had plenty of time to generate educational  
116 information regarding what this amendment would change and not change and to point out  
117 that the property owners are protected from any kind of confiscation.

118  
119 Mr. Kluge thanked Dr. Theis for his presentation and wished the Conservation Commission  
120 good luck. The Planning Board members agreed.

**B. Possible Zoning Amendments/Changes-** Mr. Taylor asked the Planning Board if they thought that they might be interested in trying to make any amendments or changes to the zoning ordinances? The Board members discussed, and they all agreed that they would not be making any proposed zoning ordinance changes at the 2021 meeting.

**C. Proposed Master Plan Agenda-** Vice Chair Russell thought the agenda looked good and asked if the minutes from the focus group that was done last year should be distributed to the Committee? Mr. Gotthardt asked if the meeting was going to be a public meeting format or a closed meeting? Chair Fracht said the meeting would be open to the public. Mr. Gotthardt also asked if the Planning Board would be kept informed of the Master Plan Committee's work. Chair Fracht replied that there were 3 members of the Planning Board on the Task Force so they will be able to report back during a regular Planning Board meeting.

### **VIII. OLD BUSINESS:**

Mr. Taylor asked if the Board wanted to seek funding at Town Meeting for the Master Plan process? Discussion was had among the Board members. They decided to ask the Select Board to encumber the left-over funds from this year to be brought forward to 2021. The Board also decided to bring the warrant article as written last year, asking for funding for the Master Planning process, to the Town meeting for 2021.

### **IX. NEXT MEETING:**

January 13<sup>th</sup>, 2021

### **X. ADJOURNMENT:**

*A MOTION was made by Mr. Kiley to adjourn the meeting at 8:32 PM.*

*The MOTION was seconded by Mr. Vermeer.*

### **Roll Call Vote:**

**David Fracht, Phil Vermeer, Dan Kiley, Kurt Gotthardt and Erik Russell, all voting Yea.  
None voted Nay.**

*\* The Vote on the MOTION was approved (5-0).*

Respectfully submitted,  
Barbara Higgins  
Recording Secretary