

Enfield Planning Board – Meeting Minutes
DEPT OF PUBLIC WORKS/MICROSOFT TEAMS
PLATFORM
April 27, 2022

PLANNING BOARD MEMBERS PRESENT: David Fracht (Chair), Erik Russell (Vice Chair), Dan Kiley, Linda Jones, Kurt Gotthardt, Kate Plumley Stewart (Selectboard Representative), Phil Vermeer, Jim Bonner (Alternate Member and Videographer)

PLANNING BOARD MEMBERS ABSENT:

STAFF PRESENT: Rob Taylor- Land Use and Community Development Administrator,

STAFF ABSENT: Whitney Banker-Recording Secretary

GUESTS: Tim Jennings

I. CALL MEETING TO ORDER:

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

Chair Fracht elevated Mr. Bonner to a voting member for this meeting with several members absent.

II. PUBLIC COMMENTS:

Chair Fracht introduced Mr. Jennings who had been appointed as a full member of the Planning Board and will start as a member of the board at the next meeting, May 11. Mr. Jennings will replace Mr. Gotthardt’s seat on the board (Mr. Gotthardt will become an alternate).

Mr. Jennings asked if there were any other appointees. Chair Fracht said there were not yet, at this time Mr. Jennings was the only one as far as he knew.

III. SELECTBOARD REPORT: Kate Plumley Stewart

Chair Fracht shared the Selectboard report that Ms. Stewart had provided.

The Selectboard met Monday, April 18.

They had a public hearing on Article 17 to increase the Selectboard to 5 members. There was good discussion on thoughts about this. Ms. Stewart is in favor of this article and is happy to answer any questions Planning Board members have ahead of town meeting.

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Town Meeting is this Saturday, April 30 at Huse Park beginning at 9:00. Community members should bring their own chairs. Ms. Stewart asked board members to remind community members to join the meeting for discussion and voting on the warrant articles.

There was a discussion on how ARPA (American Rescue Plan Act of 2021) funds may be allocated. It was agreed that the town managers office would pursue investigating it.

A few housekeeping items were reviewed, including signing the agreement with the Mascoma Sailing Club required to comply with a grant. There are no changes to the current Lakeside Park regulations. There was also a conversation to address a smoking concern on town property.

Board and committee memberships and appointments were discussed. These take place after Town Meeting, and a list of vacancies and appointments will be circulating. It is the intent of the town manager's office to make publishing the lists regular practice to encourage and welcome new volunteers.

IV. REVIEW MEETING MINUTES: March 23, 2022

Mr. Taylor noted that minutes from the April 13 meeting had not yet been received by Ms. Banker.

Mr. Vermeer MOVED to approve the March 23, 2022, Minutes presented in the April 27, 2022, agenda packet as presented.

Seconded by Mr. Gotthardt

Amendments: N/A

Roll Call Vote:

David Fracht (Chair), Kurt Gotthardt, Phil Vermeer, Jim Bonner (Alternate Member and Videographer) **all voting Yea.**

None voted Nay.

Erik Russell (Vice Chair) **Abstained.**

**** The Vote on the MOTION was approved (4-0-1).***

V. HEARINGS:

None.

VI. CONCEPTUALS:

None.

VII. UPDATE ON MASTER PLANNING TASK FORCE WORK: David Fracht

Co-Chair Fracht said he had hoped there would be a reasonably polished draft available at or shortly after Town Meeting, however this will not be the case. The draft Master Plan is moving in the right direction. There were a lot of comments from the focus groups, the Planning Board, and overall general edits and photo edits.

At Town Meeting on Saturday, April 30, Co-Chair Fracht will provide an update on what has happened over the past year with the Master Planning Task Force including: public involvement, web surveys, questions of the week, town-wide survey, farmer's market, educational forums at the Shaker Museum, and feedback groups at the DPW.

From here, the consultant Ms. Brandy Saxton will be putting together all the feedback into a final draft. The goal is to have a draft available to the public in July, with a final workshop for community members to provide feedback before the official public hearing.

After the Master Plan is adopted by the Planning Board in the fall (hopefully), the task force will move on to the next 4-5 chapters.

Mr. Gotthardt asked, for the public forum prior to the public adoption, how will you structure this? Would it be part of a Planning Board Wednesday meeting discussion? Or would it be a Monday, Tuesday etc. meeting dedicated to the forum? Co-Chair Fracht said he thought it would be a stand-alone meeting, probably a Master Planning Task Force meeting versus a Planning Board meeting, but he is open to discussion on those once memberships are all in place. Mr. Gotthardt said he thought it should be joint. Co-Chair Fracht said his guess is that it would be held on a Saturday morning or afternoon in late July to include as many seasonal residents as possible. This is TBD, however.

VIII. OLD BUSINESS:

None.

IX. NEW BUSINESS:**New Board Member: Tim Jennings**

Chair Fracht reiterated that Mr. Jennings will be the incoming member of the board. He asked Mr. Jennings to provide a history of his time and involvement in the town.

Mr. Jennings joined the board at the table. He said that he moved to Enfield in 1988, and that year of the next took the job running the water/wastewater system in town. That evolved into Mr. Jennings being appointed the Public Works Director, where he was with the town for 10 years. He has since been the director of facilities for 25 years at Cardigan Mountain School.

Mr. Jennings said that he purposefully did not get involved much in the town after he left his role as the Public Works Director. In the last 6 years he was involved in the building of the Mascoma Community Health Center where he volunteered as the Project Manager for construction and was then on their board for some time. As he is approaching retirement age, and with an interest in construction, he felt it was time to get involved. Mr. Jennings said he is looking forward to working with the Planning Board.

Dams:

Mr. Vermeer asked if there was any recent history of anyone building a dam in Enfield. Vice Chair Russell said yes. Not a new one, but the dam on Smith Pond was repaired to the level that it was essentially replacement within the last 15 years. Mr. Vermeer said he has an intermittent stream on his property, that he is interested in potentially putting in a dam to create a small pond, and potentially have hydro power to run a drip irrigation system to his property in the summer. He had read a little bit about it, but it didn't seem like there were many regulations for a small dam under 6' high. Mr. Taylor said he would think it would be a NH DES regulation. Mr. Taylor suggested Mr. Vermeer also speak with Mr. Jim Taylor, Public Works Director.

Mr. Taylor said, speaking of dams, the state of NH has determined that the Goose Pond dam (in Canaan) has a fatal flaw. There is an artesian spring underneath it that needs to be replaced. He had heard from friends with a property on Goose Pond that the plan is to drain that pond, and that it will remain empty for several years. This is a major construction project. Chair Fracht asked when the work is planned to begin. Mr. Taylor said he believed it was to begin this summer.

Last Meeting: Erik Russell

Erik Russell said as the board knows he will move onto the Selectboard next week, so tonight will be his last meeting. He thanked the board members for his time on the board and the good work that everyone does. Chair Fracht thanked Mr. Russell for his time and efforts, and said he looks forward to working with him as a Selectman.

Master Plan Thoughts:

Mr. Gotthardt said he had a few questions for the board following last meeting's review of the Master Plan draft.

Mr. Gotthardt said for the Future Land Use Map as part of the Master Plan, exit 15 (the Smith Pond exit) has the Commercial/Industrial district going a significant way up Smith Pond Road. He said he thinks this should be looked at and reconsidered. Smith Pond Road would not be able to handle traffic for this much C/I development. Chair Fracht said he believed Ms. Saxton was going to reduce this area on the map.

Mr. Gotthardt said for the Future Land Use Map, labeled conservation land, he is unsure where Ms. Brandy Saxton (consultant) got the information, but she was correct. There were some easement properties he was not aware of that he had questioned, but they are correct. He said there is a rectangular/square area on Methodist Hill Road that was acquired about 1 year ago. It is about halfway up the road, near where the class VI roads are located. Mr. Gotthardt said it is shown as conserved property but does not appear to be. Vice Chair Russell agreed it should be shown as residential. Chair Fracht will pass this on to Ms. Saxton.

Planning Board onboarding:

Mr. Jennings asked if there was a Planning Board 101 webinar or similar, he could attend. Mr. Taylor said there is a virtual seminar coming up that he will send the information to Mr. Jennings for. Mr. Taylor also offered to loan some books and work one-on-one with Mr. Jennings to share his knowledge. Mr. Gotthardt also shared that there is a state Listserv – Plan-link, is an open forum available. He said there is also the state’s OEP link informational page. Mr. Taylor said he would gather some resources for Mr. Jennings.

Mr. Taylor said there are also resources for Selectmen that Mr. Russell may find helpful.

Zoning Regulations:

Mr. Vermeer asked, once the Master Plan is out there will the Planning Board be looking to re-write the Zoning Regulations? Chair Fracht said he believed this was in the cards. Mr. Vermeer said that his son’s town in CT has a lot of districts and had some where there were no special exceptions needed in certain areas of town. He offered to share a copy of this with the board if they would like. Chair Fracht said he recalled making the zoning regulations match what is actually “on the ground” is a recommendation Ms. Saxton had come up with. He said he hopes to bring Ms. Saxton or another professional planner on board to help with the task of taking a fresh look at the zoning. He said from his point of view Ms. Saxton is qualified to do this, and it is a bonus that she has been involved in the Master Plan work.

Mr. Taylor said that another interesting fact is that there is grant money available in NH for towns that want to refresh zoning, particularly regarding housing. There may be financial support available for this.

Mr. Gotthardt said he would like to investigate updating the cell tower zoning regulation that the town has. The regulation was written when cell towers were first appearing and is very restrictive by today’s standards. He said he is willing to see what other towns have done in the last few years if the board is interested. Chair Fracht said he has no objection and assumes no other board members would object. He said the board wouldn’t take it up as a stand-alone project, but it would be included in the re-write as one section among many that they ask the town to vote on.

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204 **X. NEXT MEETING:** May 11, 2022

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206 **XI. ADJOURNMENT:**

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208 *A MOTION was made by Mr. Vermeer to adjourn the meeting at 7:48 p.m.*

209 *The MOTION was seconded by Mr. Russell*

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211 **Roll Call Vote:**

212 David Fracht (Chair), Erik Russell (Vice Chair), Kurt Gotthardt, Phil Vermeer, Jim Bonner

213 (Alternate Member and Videographer) **all voting Yea.**

214 **None voted Nay.**

215 **None Abstained.**

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

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219 Respectfully submitted,

220 Whitney Banker

221 Recording Secretary