

**PLANNING BOARD MEETING MINUTES
AND
SHORELAND ORDINANCE PUBLIC HEARING**

AUGUST 15, 2000

7:30 P.M.

10:00 P.M.

MEMBERS PRESENT: NORMAN WRIGHT, DAVID LIMBERT, AND JAMES MOULTON.

OTHERS PRESENT: CORLISS SARGENT AND 17 PROPERTY OWNERS FOR THE PUBLIC HEARING. SIGN IN SHEET ATTACHED.

PUBLIC HEARING WAS TAPED

Norman opened the public hearing and explained the purpose of the hearing. Opened meeting for public comment.

Marlene Livonia – feels we are relinquishing the property owner's home rule rights.

Doreen Thirkell – representing Saco River Corridor Commission – stated that there are inconsistencies between the proposed shoreland zoning for Hiram and the Saco River Corridor Comm. rules & regulations. In parts of our ordinance, we suggest that:

1. Commercial/Industrial activities may be allowed within the shoreland zone but the SRCC would have to deny any application along the Saco or Ossipee River because they only allow Limited Residential.
2. Setback requirements are 100 feet but SRCC also has 500' aggregate setback requirement
3. Piers, docks, etc. – SRCC only allow 10' extension into the river.
4. Should change the # of days to decision from 35 to at least 60 days.

Victor Zelman- has lot on shore & between shore and road – PB explained the setback requirements affecting parcels that are split by a road. The last sentence in section b. on page 12 look into.

Also non-conforming lots – grandfathered if created before 1989. DEP will send out the new language concerning grandfathered lots.

Question – what happens if either by mistake or intentional ours is less restrictive than the states? Corliss or the CEO must enforce the most restrictive and the State law would always supercede the towns if the state is more restrictive.

PB will relook at Page 7 Part 3.

Marlene – Resource Protection – great ponds are not mentioned. Maybe add a little more definition on page 1 section 3. Suggest adding the words “Shoreland Zone is described as:”

The Commercial/industrial overlay or sub-district is not in our Comprehensive Plan and feels could be a major problem if ever faced in court.

Pg 11 - #10 – Mineral extraction – feels more dangerous in SZ than putting up a house. Feels need to be more restrictive. Why not add the word Commercial mineral extraction.

Victor – suggested that there should be a statement in the ordinances prohibiting commercial vehicles over 2 ½ ton to be parked or stored on property within the Village/Residential districts or in the Shoreland Zone, like garbage trucks and gas trucks, etc.

Davis Wurtz – went over conflicts in districts pertaining to his property.

Question about the 30% rule within the shoreland zone – PB explained the new requirement for foundations.

Parking area on Clemons Pond – Marlene feels this would be detrimental to the cove at Clemons Pond if two 40-foot long parking areas were built on the road going into the boat access. Richard Hammond, Selectmen, explained that there is no plan for 40 foot long parking areas and that the 100 x 100 foot area reserved by the town would not all be used for parking and would never be paved. The current suggestion is to clear a few bushes so that one or two pickups can pull off the entrance with a boat trailer more easily. The 100 x 100-foot area is not very convenient or easy access for people with trailers.

Victor – brought up the storage of vehicles again within the village/residential zone and shoreland zone. PB will talk to the town attorney concerning prohibiting such activities. DEP may have regulations concerning rubbish trucks etc. Concerned with the run-off from these trucks.

Freshwater wetlands need to be put on the map.

4-wheelers are destroying Wadsworth Stream.

#4 on page 6 – suggested submitting “professional” written documentation concerning impact on environment, public health, etc. PB and public present felt that this would be too costly for the property owners.

D #3 – adverse impact.

Before next public hearing Pat Foley will look into the storage of petroleum on property. Could become a problem since most people have 275-gallon tanks for their heating oil and store gas for lawn mowers, boats, etc.

C- #5 on page 14 relook at this section.

Next public hearing on SZ is September 19, 2000.

Public hearing is adjourned at 9:15 p.m.

PB reviewed minutes. Accepted as read.

Workshop date August 29th, 2000 to go over any changes necessary before next public hearing.

Norman will contact applicant for gravel pit conditional use application and ask for proof of monetary commitment, correct route number on app also. Set date with applicant when you speak with him.

Meeting adjourned,
Respectfully submitted,
Terry Day