



MADBURY PLANNING BOARD

13 Town Hall Road, Madbury NH 03823
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Approved

OFFICIAL BUSINESS

Minutes of: January 20th, 2021

Meeting Convened: 7:00 p.m.

Members in Attendance:

Mark Avery – Chair
Tom Burbank
Michael Card
Marcia Goodnow – Vice Chair (Zoom)
Bruce Hodsdon – Ex Officio
Doug Hoff (Zoom)
Casey Jordan (Zoom)

Support Staff in Attendance:

Liz Durfee – Contract Consultant (Zoom)
Eric Fiegenbaum – Town Administrator

Agenda

1. Seating of Alternates

None seated.

2. COVID-19 Note

Before beginning the discussion, Chair Avery announced that the Board will be using Zoom as allowed under COVID-19 Executive Orders to help conduct this meeting and that all votes will be taken one member at a time by roll call.

3. Approval of Minutes

The minutes from January 6th, 2021 were reviewed. **Motion** made by member Burbank to accept the minutes. **Seconded** by member Goodnow. **Member Vote:** Jordan Abstained, Goodnow - Y, Hoff Y, Burbank Y, Hodsdon Y, Card Y, Avery Y. **Motion Approved.**

4. Correspondence

Chair Avery presented “Great Bay Matters” and “Town and City.”

5. Review - Chair’s Meeting with S. Greenshields Regarding Zoning Ordinances. Article IX- A. Wellhead and Aquifer Overlay District

Chair Avery received an email from Sarah Greenshields after the last planning board meeting asking to meet, in order to review her thoughts and concerns with Chair Avery.

Chair Avery summarized the meeting with Ms. Greenshields for the planning board. She presented her issues and “aquifer / wellhead” district ordinances from the towns of Rye and Kingston. Chair Avery found many similarities in these ordinances and Madbury’s ordinances.

Chair Avery also found three useful takeaways from the comparisons of other towns. 1. Large projects or large septic systems could have a hydrologist mandate. 2. How lots that are partially within a district are treated. 3. Regulate the discharge of water.

Ms. Greenshields also presented RSA 485-A:32 which requires applicants for sewage systems to prove that they have met local regulations. Chair Avery said that under Building Regulations, Madbury should be notified of any new septic systems, but that being on the RSA notification list may provide an extra way to be notified.

Chair Avery then asked if the board was interested in reviewing these thoughts. Member Goodnow felt that looking at other towns' ordinances would be helpful. Member Jordan added that aquifers don't stop at town borders and by staying consistent with other towns creates a more uniform rule set. Planner Durfee added that most ordinances are funded by DES grants and she will look into the DES schedule for local source protection grants. The board as a whole was interested in Sarah's thoughts and concerns and will review the Rye and Kingston ordinances and RSA.

6. Review/Approval - Proposed Warrant Article for Amendments to Zoning Ordinances, Article IX-A, Wellhead and Aquifer Overlay District

Chair Avery presented the warrant article to the board and asked for any input. **Motion** made by member Card to send the article to the town clerk. **Seconded** by member Burbank. **Member Vote:** Jordan Y, Goodnow - Y, Hoff Y, Burbank Y, Hodsdon Y, Card Y, Avery Y. **Motion Approved.**

7. Review/Approval - Planning Board Report for Town's Annual Report

Chair Avery presented the planning board report to the board. After minor rearranging a **Motion** was made by member Jordan to send the report to the town clerk. **Seconded** by member Burbank **Member Vote:** Jordan Y, Goodnow - Y, Hoff Y, Burbank Y, Hodsdon Y, Card Y, Avery Y. **Motion Approved.**

8. Review - Eversource Revegetation Project for Pole Maintenance off of Madbury Rd. Chair Avery reviewed the results from this project. The only issue noted was the drought prevented the full vegetative restoration. This will be passed on to other boards including the conservation committee.

9. Other New Business

Chair Avery and Eric Fiegenbaum presented a resident looking for a second driveway. The board generally discussed the regulations regarding subdivision driveway rules, sight lines, and road frontage.

10. Other Old Business

None.

7:45 - Meeting Adjourned

Meeting Attendees:

Respectfully Submitted by Michael Card