



Town of Hebron
PO Box 188
Hebron, NH 03241
Phone: 603-744-2631
hebronnh@metrocast.net

Hebron Planning Board
Minutes of Work Session 3/17/08

Members Present: John Dunklee (Selectmen's representative), Tom Gump (alternate), Roger Larochelle (chair), Ellie Lonske, Martha Twombly (alternate), David Wall and Sheila Oranch (secretary).

Time Convened: 7:00 PM **Time Adjourned:** 8:00 PM

Next Meetings: 4/2/08 monthly hearing, 4/21/08 work session

Agenda:

1. Administrative Matters
2. Review of changes to the Subdivision Regulations in relation to new Zoning.
3. Update of the Rules of Procedure to include destruction of notes for minutes and new handling of minutes to more nearly comply with Freedom of Information Act guidelines.
4. Any other matters that come before the Board

Administrative Matters/Announcements

Roger Larochelle welcomed John Dunklee as the Selectmen's representative to the Planning Board. He changed the order of the agenda and led discussion of literature and supplies needed. Land Use books, binders with tabs and a bookcase will be ordered by the secretary.

Mr. Larochelle said after having consulted Town Counsel on the matter of camps in the Lake District, he ascertained that according to ZN Article VI. Lake District. Section B. Permitted Uses camps are not listed as a permitted use. Therefore, the Planning Board would not be authorized to review a Site Plan for any proposed expansion without a ZBA variance having been obtained. The Board instructed Mr. Larochelle to write a letter to the recent applicant for a Site Plan Review explaining this matter.

Upcoming educational opportunities include a conference on Saving Special Places and the NH OEP spring conference on 4/26/08 for land use boards. Sheila Oranch offered to register members for the 4/16 conference if they would indicate the panel choices. This was done.

Update of the Rules of Procedure

After consideration of the guidelines Sheila Oranch obtained at the Clerks Works seminar at the Local Government Center in January, the following motion to update the Rules was proposed.

Ellie Lonske moved/John Dunklee second a motion to amend the Planning Board Rules of Procedure Section 8.3 Records by inserting the following sentence after the second sentence: "Hand written notes and any drafts will be discarded." PASSED

Subdivision Regulations Updates

As all of the zoning changes were approved at Town Meeting on March 11, 2008; work facing the Board includes review to assure that Subdivision Regulations, Site Plan Regulations, instructions and application forms are consistent with new zoning. April and May work sessions will focus on Subdivision Regulations with Ellie Lonske compiling and editing. Voting on adoption should happen in June. Site Plan work will continue in the fall. Possible suggestions for future zoning changes may be discussed as research and review reveal the need.

Ellie Lonske moved/John Dunklee seconded a motion at 8:00 PM to adjourn. PASSED

SUMMARY OF MOTIONS

Ellie Lonske moved/John Dunklee second a motion to amend the Planning Board Rules of Procedure Section 8.3 Records by inserting the following sentence after the second sentence: "Hand written notes and any drafts will be discarded." PASSED

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