



TOWN OF WEARE
PLANNING BOARD
ZONING BOARD OF ADJUSTMENT
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Naomi L. Bolton
Land Use Coordinator

Office Hours:
Monday
thru
Friday
8 AM – 4:30 PM

**PLANNING BOARD
MINUTES
MARCH 29, 2007
(Approved as written 4/26/07)**

PRESENT: Paul Morin, Chairman; Frank Bolton, Vice Chairman; George Malette, Secretary; Tom Clow, Exofficio; Naomi L. Bolton, Land Use Coordinator

GUESTS: Paul Ciulla

I. CALL TO ORDER:

Chairman Paul Morin called the meeting to order at 7:10 PM at the Weare Town Office Building.

II. AGENDA:

PAUL CIULLA – MOUNTAIN ROAD: Mr. Ciulla stated that he started his project about one year ago based on the 2 acre minimum lot size. He has had some delays, first was he was put off by Carl Knapp for the majority of the summer due to the spring floods. The reason Mr. Ciulla wanted to meet with Mr. Knapp was he wanted someone to look at the access to the road. Mr. Ciulla stated that he is here tonight hoping to see if he could get grandfathered. Mr. Ciulla stated that he has been in front of the Board previously for a conceptual hearing. Chairman Morin stated that only a conceptual hearing being held and no design review, unfortunately doesn't give any relief therefore the plans must be constructed under the current passed zoning ordinance. Chairman Morin offered that he could probably go to the zoning board to pursue a variance and give them all the reasons as to why he did not go forward. The board suggested that he might go back to the engineer and lay out the subdivision on a conventional by the new rules and look at adding the 20% density bonus for clustering and just rough figuring it would appear that he could possibly get 11 and the old zoning he was looking at getting 12.

UPDATE BUILDING PERMIT AVAILABILITY: Chairman Morin and the board discussed the formula used in calculating what is available. As of March 26, 2007, there are 14-homeowner permits left and 1 developer permit left for 2007. Chairman Morin stated that with the board's approval he will email the notice that is to be posted to all the board members and Naomi, so she can post it tomorrow.

ELECTION OF OFFICERS: George Malette moved to nominate Paul Morin as Chairman, Tom Clow seconded the motion. Vote: 3 in favor and 1 abstention (Paul). George Malette moved to nominate Frank Bolton as Vice Chairman, Chairman Morin seconded the motion. Vote: 3 in favor and 1 abstention (Frank). Tom Clow moved to nominate George Malette as Secretary, Chairman Morin seconded the motion. Vote: 3 in favor and 1 abstention (George).

MAKE AN ACTION PLAN OF LAUNDRY LIST OF CHANGES FOR UPCOMING YEAR: The board proceeded through a list of items that was created at the last work session. The board asked Naomi to contact all boards and commissions asking them that if they have any zoning changes to bring it forward in the summer. Naomi was also asked to add the Economic Development to other boards input list. George Malette stated that he will forward the email addresses of Economic Development Committee to Naomi so they can get the minutes and mailers for upcoming meetings. The board felt that the Economic Development Committee would be good help for the site plan regulation update

III. MINUTES:

FEBRUARY 22, 2007 MINUTES: Tom Clow moved to accept the February 22, 2007 minutes as written, Frank Bolton seconded the motion, all in favor.

MARCH 8, 2007 MINUTES: These minutes will be taken up at the April 12th minutes along with these minutes. Naomi will email the March 29th minutes to all the members.

IV. ADJOURNMENT:

As there was no further business to come before the board, George Malette moved to adjourn at 10:30 PM, Frank Bolton seconded the motion, all in favor.

Respectfully submitted,

Naomi L. Bolton
Land Use Coordinator