

**Lancaster Planning Board
Minutes of Meeting**

Meeting held in Town Hall Auditorium

Wednesday – January 10, 2018

The meeting was called to order by Chairman Mark M. E. Frank at 6:30 PM followed by the Pledge of Allegiance.

Initial Business:

Roll Call:

Regular Members:

Present: Chairman Mark M. E. Frank, Selectmen's Representative Leo Enos, Rusty Scott, Penny Noyes and Justin Carter.

Absent: Vice Chairman Andy Nadeau and Mark M. St. Pierre.

Alternate Members:

Present: Don Doolan and Greg Westcott.

Absent: Rick McCarten and Ben Pellerin.

Student Representatives:

Absent: Andy Smith and Isabella Gaetjens-Oleson.

Others attending: Planning/Zoning Coordinator Benjamin Gaetjens-Oleson.

Chairman Mark M. E. Frank moved alternates Don Doolan and Greg Westcott up to full voting members to replace Mark M. St. Pierre and Vice Chairman Andy Nadeau who were absent.

Review and approve the minutes of the December 13, 2017 meeting.

A motion was made by Leo Enos and seconded by Greg Westcott to accept the minutes as written. A vote was taken and the motion carried unanimously.

Appointment(s): None.

Submission of Application(s)/Public Hearing(s): None.

Public Hearing(s): None.

Regular Member Penny Noyes arrived at 6:35PM.

Other Business:

Preliminary Conceptual Consultation:

Benjamin Gaetjens-Oleson explained representatives from the proposed Catholic school were going to attend the meeting but decided to wait until February to present their conceptual plans for the school development at the Catholic Church. They are still developing their plans.

Commercial Building Permit(s):

No permits were issued. It was asked if there has been any word on the fire at AB Trucking. Mr. Gaetjens-Oleson answered that nothing has been stated so far.

Voluntary Merger(s): None.

Recent Zoning Decision(s): None.

Announcement(s)/Correspondence(s):

Mr. Gaetjens-Oleson announced a notice that Portland Pipeline has submitted a request to the NH Division of Historical Resources for project review was received by the Town. This is part of the process for the wetlands permit they applied for that was discussed at last month's meeting.

Other Business as may legally be brought before said meeting:

Mr. Gaetjens-Oleson passed out the new Planning and Land Use Regulation law books. Chairman Frank explained any new or amended laws are listed in the first few pages of the book.

Mr. Gaetjens-Oleson announced the terms for Rusty Scott and Ben Pellerin were set to expire after Town Meeting. The seat formerly filled by Ben Southworth is still vacant and also set to expire after Town Meeting. Mr. Scott expressed his desire to remain on the Board. Mr. Gaetjens-Oleson asked him to submit a letter explaining his wish to remain on the Board.

Chairman Frank asked everyone what they would like to work on in 2018. Mr. Gaetjens-Oleson stated he would work on getting the past discussed changes to the Master Plan and Planning Regulations ready for Board review and adoption.

Greg Westcott asked about the previously discussed plans to plant more trees on Main Street. Mr. Gaetjens-Oleson explained it is hoped that it will occur when the Town replaces sidewalk sections which will be funded by the State surplus money that was returned to the cities and towns last fall. He continued by saying he is hopeful the Selectboard will support the effort. The Planning Board reaffirmed their belief that Main Street trees were very important. Leo Enos stated he expressed his support for the idea to the other Selectmen and Town Manager. Mr. Westcott asked if there was money for tree planting. Mr. Gaetjens-Oleson answered that there used to be a line in the Conservation Committee's budget for that purpose but because they are not very active it was removed and put into sending more kids to Barry Conservation Camp. Penny Noyes asked how much trees were and if people and businesses could buy them as sponsors or donors. Mr. Gaetjens-Oleson said cost depends on size and type and the concept of sponsorship is a good one.

Don Doolan asked if the State legalizes the commercial production of marijuana can the Town enact an ordinance stricter than the law. Mr. Gaetjens-Oleson stated he knew there was a possibility for legalizing small scale possession and raising but wasn't aware of commercial use. He continued to say that he did believe the Town could make greater requirements on businesses but could not discriminate against out of town vendors. Rusty Scott expressed his belief that, like in Colorado, legalization will happen eventually. He continued to state that he feels local permitting for any marijuana business will depend on whether the law allows it or keeps it solely at the State level.

Mr. Gaetjens-Oleson explained the Lancaster Historical Society is beginning a strategic planning process. A survey will be distributed at Town Meeting and also through Survey Monkey. Mr. Gaetjens-Oleson continued by saying he is going to set up a Survey Monkey account for the Town to use and feels it could be a valuable tool for the Planning Board as they look to update their regulations and Master Plan.

Mr. Gaetjens-Oleson announced that through funding by the Lancaster Rotary Club the Town will be buying a drone. Although it will be primarily used for Emergency Management purposes it could be utilized as a tool by the Land Use Boards.

Noting that there was nothing further to come before the meeting a motion was called for to adjourn.

A motion was made by Leo Enos and seconded by Greg Westcott to adjourn. A vote was taken and the meeting adjourned at 6:56 PM.

Respectfully,



Benjamin S. Gaetjens-Oleson – Clerk Pro Tem

Approved: 2/14/18



**Mark M. E. Frank
Chairman**