

STRATFORD PLANNING BOARD

2021-09-21: Business Meeting Minutes

1. MEMBERS PRESENT: Denis Corbeil, Vicki DeLalla, Harry Juergens, Bruce Blodgett; Secretary Clayton Macdonald
2. PUBLIC PRESENT: Charles Goulet
3. MEETING CALLED TO ORDER: 18:30
4. Denis appointed Bruce to fill in for absent members.
5. Reviewed minutes of 21-08-17. Bruce noted an error. Accepted, as corrected, Vicki/Harry 4/0.
6. Clayton submitted the final application for the lot line adjustment between the Town and Robert & Robin Scott for the Grange building lot. The Board reviewed and approved the adjustment, Denis/Harry, 4/0.
7. Harry presented a table showing his research into the documented road ROW widths, as recording in the Town's records. Discussion followed about the nature of ROWs, the existence of private property within ROWs and the rights and liabilities of property owners; noted that the locations and traveled ways of roads have changed over time, documentation has been spotty with ROW width currently not clear for some town roads, and the need to inform surveyors about known ROW widths.
8. Discussed the CIP briefly, noted the need to engage stakeholders effectively before much progress can be made.
9. Discussed Site Plan Regulations. Noted that they apply only to commercial, and not to single- or two-family residential development. Reviewed Columbia's Site Plan Regulations and noted some aspects that we might simplify and/or retain. Considered the degree to which the regulations needed to be specific vs. flexible, especially with regard to ensuring equal treatment in all cases.
10. Discussed gravel pits and the Board's authority to regulate commercial excavations. Noted an example of excavation that is encroaching on an abutting property and creating a potentially dangerous condition. Highlighted the Board's past neglect of the issue and that State RSAs point to planning boards involvement.
11. Meeting adjourned, Bruce/Harry 4/0 @ 19:52
12. NEXT MEETING: 2021-10-19 @ 18:30