



**PLANNING BOARD**  
**Town of Greenland • Greenland, NH 03840**  
575 Portsmouth Avenue • PO Box 100  
Phone: 603.431.7111 • Fax: 603.430.3761  
Website: greenland-nh.com

**MINUTES OF THE PLANNING BOARD WORK SESSION**

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Thursday, March 05, 2015 – 7:00 p.m. – Town Hall Conference Room

*Members Present:* Chair Stu Gerome, Steve Gerrato, Chip Hussey, David Moore, Paul Sanderson, Selectmen's Rep Mo Sodini, Rich Winsor

*Members Absent:*

*Staff Present:* Mark Fougere - Consultant

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Chair Gerome opened the Planning Board meeting at 7:00 p.m. A roll call was taken by the Chair; he announced a quorum was present and the meeting was being recorded.

1. FEMA Revisions: Site Plan Review and Subdivision Regulations

The Board briefly reviewed the changes recommended by FEMA to the Site Plan Review and Subdivision Regulations.

**MOTION:** *R. Winsor moved to forward the changes recommended by FEMA to the Site Plan Review and Subdivision Regulations to the public hearing on Thursday, March 19, 2015. Second – M. Sodini; all in favor. MOTION CARRIED*

2. Conditional Approval Forms: Revisions

M. Fougere suggested that many of the standard requirements on the Conditional Approval forms could be on the checklist that is included with the application, and incorporated into the applicant's site plan. Chair Gerome asked if the list could be referenced rather than going through it during the approval. M. Fougere responded that if the criteria is on the plan, it doesn't need to be stated. Chair Gerome and M. Fougere will review and revise the Conditional Approval forms and checklist.

3. Topics for Public Hearing: Thursday, March 19, 2015

Topics for the public hearing were reviewed. Due to the anticipated number of attendees for the proposed Age Restricted Housing project, the public hearing on Thursday, March 19 will be held in the Multi-Purpose Room at Greenland School.

4. Approval of Minutes: Thursday, February 19, 2015

**MOTION:** *M. Sodini moved to approve the minutes of Thursday, February 19, 2015. Second – D. Moore; six in favor, one abstain (P. Sanderson). MOTION CARRIED*

## 5. Other Business

C. Hussey suggested that while the Conditional Approval forms were being modified, the landscaping requirement should be revised due to it being seasonal. He further suggested holding a bond if an approval was made during the winter months.

A joint meeting of the Board of Selectmen and Planning Board was suggested to discuss TIF districts. Material is available online from the Office of Energy and Planning; M. Fougere was asked to put information together and he will speak with the Town Administrator. C. Hussey requested the joint meeting be held sooner rather than later in order to start ordinance work.

C. Hussey requested that fire and police reviews of site plans be done at the beginning of the process in case they have concerns.

## 6. Adjournment

***MOTION:*** R. Winsor moved to adjourn at 7:19 p.m. Second – D. Moore; all in favor. ***MOTION CARRIED***

<b>NEXT MEETING</b>
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Thursday, March 19, 2015 – 7:00 p.m., Greenland School Multi-Purpose Room, Public Hearing

Respectfully Submitted: Charlotte Hussey, Secretary to the Boards

Approved: Thursday, April 02, 2015