

**Town of Haverhill
PLANNING BOARD
WORK SESSION
Meeting Minutes
Tuesday, April 26, 2022, at 6:00 PM
J.R. Morrill Building
2795 Dartmouth College Hwy.
No. Haverhill, NH 03774
And on Zoom**

Tuesday, April 26, 2022

Call to Order:

Chair Hebert called the meeting to order at 6:01 PM.

Attendance:

Donnie Hammond (Here), Vickie Wyman (Here), Kevin Knapp (Here), John Nelepovitz (Here), and Gary Hebert (Here). A quorum was met.

Town Employees Present:

Assistant Town Manager (ATM): Jennifer Boucher

Board Clerk: Joanna Bligh

Visitors in person:

Howard Hatch

Tom Smith

Visitors online:

Borys and Andrea Gojnycz

Kenneth and Amy Kinder

Phil and Stacie Blanchard

DESIGNATION OF ALTERNATES: None.

AGENDA APPROVAL:

MOTION #1: Hammond moved, and Wyman seconded the motion to approve the Agenda as written.

Voice Vote: All approved, none opposed, and none abstained. The motion passed unanimously.

ELECTION OF OFFICERS:

Nomination for Chair

MOTION #2: Hammond moved, and Wyman seconded the motion to nominate Gary Hebert as Chair of the Planning Board.

Voice Vote: Four approved, none opposed, and one abstained. The motion passed.

Nomination of Vice Chair

MOTION #3: Hammond moved, and Wyman seconded the motion to nominate John Nelepovitz as Vice Chair of the Planning Board.

- Nelepovitz nominated Donnie Hammond as Vice Chair; however, Hammond declined.

Voice Vote: Four approved, none opposed, and one abstained. The motion passed.

PUBLIC APPEARANCES: None.

PUBLIC HEARING: None.

NEW BUSINESS:

Voluntary Merger: Borys and Andrea Gojnycz, Map 411, Lots 42, 43

MOTION #4: Hammond moved, and Wyman seconded the motion to approve the voluntary merger of Borys and Andrea Gojnycz, Map 411, Lots 42 and 43.

Voice Vote: All approved, none opposed, and none abstained. The motion passed unanimously.

Lot Line Adjustment Preliminary Review: Kenneth and Amy Kinder, Map 418, Lot 27 and Map 412, Lot 13

Tom Smith, surveyor (240 Quebec Rd, Lyman, NH), discussed the Kinder's request for a lot line adjustment. Smith noted the property is on Brook Road with one parcel of 295 acres (Map 412, Lot 13) and the other parcel of 323 acres (Map 418, Lot 27). Smith stated that the Kinder's wish to change the lot line between these two parcels and create a 12-acre parcel surrounding the existing house and barn. The members discussed the extreme acreage adjustment, but then concluded that there are two existing lots, and the end point is still two lots.

The Board noted that the application is complete and agreed to hear this application in a public hearing at the next meeting on May 24, 2022.

Minor Subdivision Preliminary Review: Phil and Stacie Blanchard, Map 413, Lot 42

Tom Smith, surveyor, presented the application from the Blanchard's for a minor subdivision with road frontage on their property on French Pond Road. Smith noted that test pits have been dug and were acceptable, the septic is OK, well radius is appropriate, and an existing right-of-way leads to the house site.

Two Board members recused themselves, Chair Hebert and Wyman, and there were three members remaining, which constituted a quorum.

The Board noted that the application is complete and agreed to hear this application in a public hearing at the next meeting on May 24, 2022.

Building Permits

- Solaflect Energy, Kenneth Bauer, applicant, for Bob Arel, owner, of 491 Pond Circle, North Haverhill.

Comments by the Board: None.

- Lisa Edwards, owner and applicant, 4 Sunapee Circle, Haverhill (Mountain Lakes).

Comments by the Board: None.

PENDING BUSINESS:

Master Plan with June Garneau

Postcard mailings and survey response numbers. Garneau reported on the mailings scheduled to go out on Saturday, April 30, for the second postcard notification of the online survey available to residents to provide input. “Every door direct mail” equaled 2,473, and out-of-town mailings were 1,110. To date, the Garneau has received 322 online and 27 hardcopy responses to the survey.

Chapter 1 – Land Use & Farming. Garneau provided the members with a list of questions to answer related to the four factors of Land Use – geography/topography, transportation, economic development, and human impacts. The members and audience member Howard Hatch offered input to the Land Use factors. In response to Garneau’s questions, the members provided highlights of the Town’s natural environment and history, including the rivers and streams, the rock-free arable land along the Connecticut River and at the on height of land above the river, the small area of WMNF on Benton Flats, the history of the Pike whetsone factory, the quarries (glacial moraines), the transportation hub of Haverhill Corner in stagecoach days, the train hub of Woodsville, Mountain Lakes and the man-made 30-acre pond, Cold Spring, and the current limitations on residential and commercial development north and south of North Haverhill. The members and Hatch discussed the five remaining dairy farms in Haverhill.

Wyman discussed tourism in Haverhill noting that Haverhill is a pass-through town for people going to the White Mountains. Wyman stated that there is an influx of people moving permanently into their second homes to escape the pandemic and the the cities and suburbs, but, Wyman continued, the lack of cell phone and internet service discourages new residents.

MINUTES APPROVAL

MOTION #5: Hammond moved, and Knapp seconded the motion to approve the Meeting Minutes from **March 29, 2022**, and **April 12, 2022**, as written.

Voice Vote: Four approved, none opposed, and one abstained. The motion passed.

COMMENTS BY TOWN STAFF:

ATM Boucher noted that the 2021–2022 OSI Planning Board statutes books – one for each Board member -- have been ordered and are on their way.

COMMENTS BY THE BOARD:

Nelepovitz: No comments.

Knapp: No comments.

Hammond: Hammond asked to the Master Plan Work Sessions be scheduled for the second Tuesday of the month.

Chair Hebert: None.

