

Town of Dublin



Planning Board Minutes

PO Box 277
Dublin, NH 03444
August 6, 2020

Because of the pandemic and under the authority of RSA 4:47, III which grants the NH governor the authority to issue emergency orders and the emergency orders #12, #16 that grant board to meet remotely, the Dublin Planning Board met online through Zoom teleconference for a regular monthly meeting and public hearing on August 6, 2020, at 7:05 PM. Present online were Chairman Bruce Simpson, Steve Baldwin, Caleb Niemela, Donna Garner and selectmen's representative Chris Raymond. Alternates Neil Sandford, Suzan Macy and Todd Bennett were also in the zoom meeting. Felicity Poole and Gregory Kenney also attended.

Public Hearing for Eversource trimming on Scenic Roads

Bruce opened the public hearing and continued the public hearing to Sept 3 due to the Eversource representative being unable to attend.

SWRPC Questionnaire

Bruce suggested that everyone review the document and be prepared to respond at the September 3rd meeting. Donna suggested that public transportation is a need in our region and thought that should be included. The secretary will put it on the agenda for September 3, 2020.

Sign Application for Dublin Dentistry at the Village Park, Map 17, Lot 25

Chris recused himself as the owner of the property. Several asked about the size of the sign as it did not seem to be on the application. Chris offered to get clarification. Bruce showed the ordinance which stated that multiple establishments are only given one freestanding identification sign and one directional sign. Caleb felt it could be considered a directional sign, but Bruce pointed out that those are defined in the ordinance as those on the building to show which door to enter. Bruce suggested that the secretary write the applicant and ask for the full information on the application, including the size of the sign. Bruce moved to table it to the next meeting requiring more information. Caleb seconded. It passed by a show of hands, with Chris abstaining.

Caleb asked when the board could meet in person. Bruce suggested the board meet downstairs and spread out. Chris suggested that the secretary send an email to the selectpersons to ask if it is an option. Chris felt there needed to be a need and Donna felt it would add to the cleaning requirements at Town Hall.

Gregory Kenney preliminary for 11 County Rd, Map 17, Lot 26

Bruce introduced Gregory and explained that he needed to go to the ZBA for a special exception under Article IV.N.2.c He would only add another living unit in the house. The board discussed it and noted that N.2.a uses the word “or” so it is up to the ZBA to determine whether to grant a special exception. The consensus was that site plan review is not needed since it is a multiple family at present and there is no change of use. Bruce pointed out that our Master Plan calls for more housing in the village district so wished Mr. Kenney success.

Cell Towers on Beech Hill, Map 6, Lot 52

The secretary shared that there have been communication from an attorney representing US Cellular as well as a second US Cellular representative. Chris suggested that they may have already started restoring the camouflaging, so Bruce will go back up to check. The consensus was to post the notices for the public hearing if the camouflaging has not already been restored.

Rules of Procedure

Bruce will mail them out sometime in the future for members to review.

Meeting Minutes for July 2nd, 2020

Steve Baldwin pointed out that he was not at the online meeting, so his name should be removed. The Rules of Procedure heading should be erased since it was not considered. Steve moved to prove the minutes as amended. Seconded by Caleb and the motion passed

At 8:03 PM Chris moved and Steve seconded a motion to adjourn, and the motion passed.

Respectfully Submitted,

Neil R. Sandford, Secretary