

**SWANZEY PLANNING BOARD MINUTES
JUNE 21, 2007**

[Note: Minutes are not final until reviewed and approved by the Board. Review and approval of minutes generally takes place at the next regularly scheduled meeting of the Board.]

The June 21, 2007 meeting of the Swanzey Planning Board was called to order at 7:00 p.m. by Chair Glenn Page. Members present: Glenn Page, June Fuerderer, Scott Self, Charles Beauregard, Sr., Victoria Barlow, Steve Russell, Selectmen's Representative Nancy Carlson and alternate Jeanne Thieme. The agenda for the evening's meeting was read and the following items were addressed:

A. DISCUSSIONS/OTHER BUSINESS –

1. Douglas Cygan, Invasive Species Coordinator with the NH Department of Agriculture, was present to discuss the regulation and control of invasive species. Cygan stated that characteristics of invasive species are as follows: non-native; highly adaptive to new environments; rapid growth rate; may cause economic harm; and/or may be a health hazard. Cygan noted that rules regarding invasive species have been incorporated into the Shoreland Protection Act, as well as into the Site Specific Regulations.

Cygan provided specific recommendations for the control/eradication of certain invasives and provided copies of written resources for the group. Cygan may be contacted at dcygan@agr.state.nh.us The State's website with additional information regarding invasive species is www.agriculture.nh.gov

2. Update by Code Enforcement Officer Jim Weston on commercial building projects. Weston provide the Board with brief updates on Kia of Keene; plans for the dental office on Route 12; Cheshire Fair; Monadnock Fuel; Owens Drive; and Adventure Limos.

3. Update by Steve Russell on Planning Board working group dealing with revisions to zoning ordinances, site plan review regulations and subdivision regulations. Russell stated that the last meeting of the group (held on June 14, 2007) dealt primarily with multi-family housing and

housing in the business district. The next meeting (date not yet determined) will review home occupations.

4. Update by Scott Self on Conservation Subdivision Regulations working group. Self stated that the group last met on June 19th; next meeting is scheduled for July 3rd at 3:30 p.m. at Town Hall.

Self noted that the group is looking into options such as reducing lot sizes in subdivisions utilizing conservation subdivision regulations; providing density bonuses; frontage and setback requirements; per cent of lands to be retained as conservation/open space; how to manage conservation/open space land; and areas that may be likely development areas.

5. Minutes from June 7, 2007 – Motion by Beauregard to approve the minutes from June 7, 2007 as submitted. Seconded by Fuerderer. Vote: All in favor.

6. Base Hill Road, Keene – Board members discussed the increased impact on Base Hill Road (as well as Ash Hill Road) since the opening of the Monadnock Marketplace. It was also noted that there has been even more traffic on these roads since the start of the highway construction projects in Keene. Board members expressed concern about the condition of the portion of Base Hill Road located in Keene and the safety of Swanzey residents (as well as others) that are traveling this road. Motion by Barlow that Carbonneau draft a letter on behalf of the Planning Board to the City of Keene expressing concern about the condition of Base Hill Road. Seconded by Russell. Vote: All in favor.

Motion by Beauregard to adjourn. Seconded by Self. Vote: All in favor. Meeting adjourned at 9:00 p.m.

Submitted by,

Sara H. Carbonneau
Town Planner