

**Town of Boscawen
PLANNING BOARD
Boscawen Municipal Complex
MEETING MINUTES
Tuesday, February 4, 2020 at 6:30 PM**

Present: Barbara Randall – Chair, Mark Varney– Vice-Chair, Paul Dickey, Roberta Witham, Frederick Reagan, Rhoda Hardy

Excused: Danielle Bosco, Jeff Reardon-alternate, Ed Cherian

Others Present: Kellee Jo Easler – Planning & Community Development Director, Alan H. Hardy, Town Administrator & Code Enforcement Officer

Chair Barbara Randall opened the public meeting at 6:30pm.

Roll call completed by Chair Randall

Minutes

January 7, 2020 – Rhoda Hardy corrected Frederick Reagan’s name. Line 102 condition 10 should have parenthesis, line 120 should be whatever not wherever. **Mark Varney made a motion to approve the minutes with amendments. Seconded by Paul Dickey. All in favor. None opposed.**

January 21, 2020- Chair Randall made a correction to Frederick Reagan’s name. **Rhoda Hardy made a motion to approve the minutes with amendments. Seconded by Paul Dickey. All in favor. None opposed.**

New Business:

Conceptual Review: Brian Nordle, Audley Construction

- Brian Nordle of Audley Construction spoke about this project. Mr. Nordle said Ryan Audley has put a purchase agreement on a piece of land at Tax Map 47 Lot 6. It is his understanding it has not been subdivided yet. Mr. Nordle said this property has two access points, one being 200 feet and one being just under 200 feet. Mr. Nordle said this parcel has sand they would like to remove, give or take 30 acres, possibly 100,000 yards. Mr. Nordle said they do understand the permit is for 5 years and this project would take longer. Mr. Nordle said he understands this hearing is limited but they wanted to start the discussion. Mrs. Hardy questioned where Shirley McKerley’s house is. Mr. Nordle showed on the map. Mr. Reagan questioned how many acres the parcel was. Mr. Nordle said it is roughly 32 acres, Mr. Dickey questioned the amount of trucks they anticipate coming and going from the property. Mr. Nordle said between 5-7 per hour. Mr. Nordle said they could possibly put up signs.

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Conceptual Review: Michael Redding Whyte, Land Clearing

- Mr. Redding with NE Solar Garden said he is in attendance along with Andrew Keller and James Petropulos. Mr. Redding said they are proposing a solar project on Map 81B Lot 56A at 193 North Main Street, a 58-acre parcel. Mr. Redding said this project will have a paved apron and gravel access driveway, with three locations on site. Mr. Redding said this will require wetland crossings. Mr. Redding said they will 3-4 electricity poles and underground electric. Mr. Reagan questioned how they were going to do the wetland crossings. Mr. Redding said typically the State wants them to put in an oversized culvert, corrugated plastic if possible or concrete. Mr. Varney asked Mr. Reagan's thoughts on having it close to the school. Mr. Reagan said he didn't see any problem with it and that it's a great use of the land. Mr. Varney agreed. Chair Randall questioned if they would have any educational opportunities since they would be right next to a school. Andrew Keller said the opportunity to incorporate education into these projects is new and they would like to incorporate it into the project. Chair Randall said Eversource has worked with 4th grade in the past. Mr. Dickey questioned if the Town would have any benefit to this project. Mr. Redding said this program is initiated under the Group Net Metering Program. This project would be a hybrid between that and Community Power, a new law that helps towns come together to provide better rates. Mr. Redding said any upgrades would benefit the Community. Mr. Redding said they would look to discuss a Pilot. Mr. Redding also said the Town and School can take part in a discounted rate. Mr. Reagan questioned if they would need access onto Best Ave. Mr. Redding said it is a private road so they understand they can't. Mr. Dickey questioned how many trucks they would expect during construction. Mr. Redding said they would only have tractor trailer trucks coming in and out for a day or two then it is general equipment such as skid steers, utility vehicles etc. Mr. Redding said the project will take 3-5 months to construct.

OSI Spring Planning & Zoning Conference

- Chair Randall wanted everyone to have the date for the conference which is May 30th at the Grappone Conference Center.

Old Business:

- Review of the Draft Land Regulations- Chair Randall said if any members need copies of this to please let Kellee know. This needs to be updated with edits.

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Other Business:

- Solar Ordinance 2020- Mrs. Easler said CNHRPC is going to put together an Ordinance for the Board to look at. Mr. Varney said with the solar project going in this should be done soon.
- Master Plan, Economic Development 2020- Mrs. Easler said if the Board is all set with this, she will let Mr. Tardiff know.

- **Adjournment: Motion made by Mark Varney and seconded by Paul Dickey to adjourn. All in favor. None opposed.**

Respectfully submitted, Danielle Bosco