

**TOWN OF EATON
PLANNING BOARD
November 11, 2020**

The Planning Board held their regular meeting on Wednesday, November 11, 2020 at the Eaton Town Hall and via Zoom in accordance with Emergency Order #21. Present at Town Hall were Chairman Dennis Sullivan, Heather McKendry, Peter Klose and Alternate Thaire Bryant; present via Zoom were Stanley Dudrick and Selectmen's Representative Ed Reilly. The meeting was called to order at 6:00 pm. Chairman Sullivan appointed Thaire Bryant to act as a regular member for the meeting.

As Chair of the Planning Board, Dennis Sullivan found that due to the State of Emergency declared by the Governor as a result of the COVID-19 pandemic and in accordance with the Governor's Emergency Order #21 pursuant to Executive Order 2020-04, this public body is authorized to meet electronically. In accordance with the Emergency Order, Chairman Sullivan confirmed public access to the meeting via Zoom for this meeting. All members of the Board have the ability to communicate contemporaneously during this meeting through this platform, and the public has access to contemporaneously listen and participate in this meeting by clicking on the following website address <https://us02web.zoom.us/j/9569071146>.

Notice was given to the public of the necessary information for accessing the meeting. Instructions have also been provided on the Town website at eatonnh.org. If anyone has a problem accessing the scheduled Planning Board meeting, please call 603-447-2840. In the event that the public is unable to access the meeting, the meeting will be adjourned and rescheduled.

Dennis Sullivan started the meeting by taking roll call attendance: Dennis Sullivan Heather McKendry, Peter Klose, Stanley Dudrick (no one else in the room) and Ed Reilly (no one else in the room). Dennis Sullivan noted that all votes taken during this meeting will be done by roll call vote.

Public Hearing – Steep Slope Development (Continued)
Matthew & Tucker Watson

Chairman Sullivan re-opened the Public Hearing on an application from Matthew and Tucker Watson for Steep Slope Development of a property located on Woodland Acres Road (R05-018). Chairman Sullivan read an email from Matthew Watson requesting that the application be continued until the March meeting. ***Heather McKendry made a motion, seconded by Thaire Bryant to recess this Public Hearing until 6 pm on March 10, 2021. Motion unanimously carried by roll call vote.***

Review of Minutes

The Board reviewed and amended the Minutes of September 9, 2020 and reviewed the Minutes of October 14, 2020 with no amendments. ***Peter Klose made a motion, seconded by Heather McKendry, to accept the Minutes of September 9, 2020 as***

amended and the Minutes of October 14, 2020 as written. Motion unanimously carried by roll call vote.

Selectmen's Report

Ed Reilly gave an update on the Selectmen's activity and noted that there is an auction of tax-deeded properties on Saturday.

Conservation Commission

Heather McKendry gave an update on the Commission and on-going projects and explained that the Commission will be holding a work session in December to discuss use of Foss Mountain.

Regulations

Chairman Sullivan explained that after researching RSA 674 as it relates to Substantial Completion or Substantial Development to address grandfathering, it cannot be reduced from five years and recommends no changes to the Eaton Site Plan regulations.

The Board reviewed and amended the draft amendment to the Zoning Ordinance as it relates to signs. Stan Dudrick questioned whether the number of signs will be limited and Chairman Sullivan noted that small signs do not need to be limited. Heather McKendry questioned setbacks and noted that a sign cannot impede the line of sight but should be permitted closer than 60 feet from the centerline of the road. After further discussion the Board included a setback of 10 feet from the centerline of the road and noted that the definition of setbacks must be updated. The Board discussed lighting and amended the proposal to include no interior-lit signs and to require the shielding of lights.

The Board reviewed a Steep Slope map and Chairman Sullivan noted that he will obtain a larger format map which includes an overlay of property boundaries. The Board agreed that the Zoning Ordinance should be amended to include a map reference. It was also noted that Performance Standards needs to be amended to strike the reference to subdivisions.

The Board reviewed and amended the draft Ridgeline Ordinance. Chairman Sullivan noted that elevations differ throughout Town so one level cannot be used as a baseline. The Board will update and work on the Ordinance at their next meeting.

Heather McKendry made a motion, seconded by Peter Klose, to adjourn the meeting. Motion carried by unanimous roll call vote. The meeting was adjourned at 8:00 pm.

Respectfully submitted,

Lianne Boelzner

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