

Town of Gorham

Planning Board Minutes

June 18, 2020

Members Present by Remote Connection: Paul Robitaille (Chairman), Wayne Flynn, Abby Evankow, Mike Waddell (Ex-Officio), Peter Gagnon (Alt), Reuben Rajala (Alt)

Members Excused: Brian Ruel and Barney Valliere

Members Absent: Earl McGillicuddy (Alt), Dan Buteau, and Jeff Schall

Members of the Public Present by Remote Connection: Edith Tucker, Bill Dooan and Burke York

Due to the COVID-19 Pandemic and per Emergency Order #12 issued by Governor Sununu on March 23, 2020 and by Executive Order 2020-04, all members listed as present attended the meeting electronically with both video and audio capability. The public was able to attend the meeting in the same manner. All votes were taken by roll call as required.

Call to order: The meeting was called to order at 6:30 by Chairman Robitaille

Appointments – Chairman Robitaille appointed Peter Gagnon and Reuben Rajala as full voting members.

Review & Accept Minutes: April 23, 2020, May 14, 2020, May 21, 2020 & May 28, 2020 – On a motion from Wayne Flynn with a second from Peter Gagnon, the board voted to approve the minutes as presented with the exception of Abby Evankow who abstained from the May 28, 2020 minutes.

Work Session with Tara Bamford

The board met with Tara to review and discuss the latest proposed changes to the Subdivision Regulations, such as definitions for:

Driveways

Engineer

Lots

Performance Guaranty

Street

Major Subdivision – the addition of a definition as one was missing

Adding references to specific sections of the regulations

Addition of condition for requirement of a developer to absorb the costs of upgrading roads that were originally private to Town standards should they become Town roads.

Adding a condition to have all plats to be submitted in an electronic format that the mappers can use instead of mailing paper plans. Michelle will check with CAI to see what formats they can accept.

There was discussion on Section 5.01E regarding who should have oversight on how roads are constructed as the PW Director has no real education in the engineering discipline. It was decided to change this to the Town Manager.

Road Layout and Specifications

Private Roads

Change to the allowed grade within 100' of an intersection

Adding language regarding gravel roads

Strengthening the Stormwater Management section

During discussion on the zoning regulations, there is a proposed section on cluster developments. Those changes will need to be incorporated into the subdivision regulations as well if adopted.

The next item the board worked on was possible changes to the zoning ordinance and changing some of the zones to make development of the Commercial section broader. The board also discussed the Commercial Compact zone and possibly expanding it from the area of Park Street to Church Street in the Commercial Zone.

Code Enforcement Update – None

New Business – None

Old Business - None

Public Comment – None

Next Meeting – The board has a meeting scheduled on July 23, 2020 for another work session with Tara Bamford.

Adjournment – On a motion from Wayne Flynn with a second from Abby Evankow to adjourn the meeting, All members voted to adjourn at 8:00 pm

Respectfully submitted,



Michelle M. Lutz

Approved July 23, 2020