

MINUTES
LRPC COMMISSION MEETING
Moultonborough Town Library
Moultonborough, NH
March 31, 2008

PRESIDING: Richard Waitt, Chairman

CALL TO ORDER: 6:00 PM

QUORUM: Yes

COMMUNITIES PRESENT: 15

MEMBERS PRESENT:

Dan McLaughlin, Alexandria
Maggie LaBerge, Alexandria
David Kerr, Barnstead
Steve Favorite, Bristol
Anne Cunningham, Freedom
Richard Wait, Gilford
Stan Bean, Gilmanton
Bruce G. Whitmore, Holderness
Warren Hutchins, Laconia
Bill Bayard, Meredith
Barbara Perry, Moultonborough
Herb Farnham, Moultonborough
Wayne Crowley, Northfield
Douglas Read, Northfield
Pat Jones, Ossipee
Susan Mitchel, Sandwich
Herb Cooper, Tamworth
Roger Murray, Wolfeboro

OTHERS PRESENT: Kimon Koulet, Erica Anderson, Carly Rhodes, Adam Kurowski, LRPC; Tom Kokx, Thomas Kokx Associates; Sam Perry, Russell Nolin, Jean Beadls(?), Peter Jenson, Moultonborough; Pat Moore, Kate Barrett, Alexandria; Robert Gillette, Ossipee; Suzanne Ryan, Sarah Silk, Wolfeboro; William Martin, Sandwich; Erin Plummer, Laconia; other interested parties.

1 Welcome and Introduction

Chairman Richard Waitt called the meeting to order at approximately 6:00 PM. He welcomed all members and asked everyone to introduce themselves. He confirmed with Stan Bean that a quorum had been established. The minutes from the February 25 meeting were unanimously approved. *M/S/P LaBerge/Perry*

2 Review and Update of Proposed LRPC Bylaw Changes

Chairman Waitt introduced S. Bean to review the proposed changes. S. Bean reported that Herb Cooper and Robert Snelling were fellow members of the bylaws committee. After examining current and potential bylaws, these changes were proposed for the Commission to approve, and had been accepted by the Executive Board. It was noted by Kimon Koulet that all commissioners will receive a voting ballot regarding the changes to be turned in at the April 28 Commission meeting. A motion to support the proposed bylaw changes were unanimously approved, pending a formal vote. *M/S/P McLaughlin/Perry*

3 Viewshed Management and Steep Slope Protection in the Lakes Region- Model Steep Slopes Ordinance

K. Koulet introduced Erica Anderson, Senior Planner with LRPC, who gave an informative Power Point presentation on Innovative Land Use Techniques. In her presentation, she explained the collaborative process in which DES, OEP, and the N.H. RPC's have made a commitment to work with municipalities in order to implement the model ordinances. The reasons for protecting steep slopes and ridgelines in the lakes region include: health and safety; infrastructure; aesthetics; and water quality (erosion/sediment control concerns). The framework for regulating steep slopes and ridgelines was formed under the Ohlshansky Principles, which include: topography; slope stability; drainage and erosion; infrastructure; access; aesthetics; natural qualities; fire hazard; recreational values; and open space preservation. E. Anderson later went on to explain how to proceed with ordinance development. After forming a committee, terms must be determined, a planning board and public hearing approval are required, and then lastly presented at a town meeting. A linear chart with step-by-step procedures of this process was developed by Robert Snelling and included in the presentation.

4 Viewshed Management Techniques

E. Anderson introduced Thomas Kokx of Thomas Kokx Associates in Gilford. T. Kokx gave a Power Point presentation on Viewshed Management Techniques, using examples of his own work to illustrate what viewshed management is, as well as how it is applied in the field. The primary example focused on during the presentation was his work on a proposed development on N.H. Rte. 104. The example demonstrated the various considerations made when assessing a viewscape, such as historic value, aesthetics, and preservation. T. Kokx fielded several questions from those in attendance, such as what the incentive of such techniques might be for builders. According to T. Kokx, there is a lot of encouragement towards working to maintain effective development that will be beneficial for both builders and inhabitants.

5 Other Business

K. Koulet noted that the next Commission Meeting would be held on April 28 at Newfound Regional High School in the cafeteria; the Annual Meeting will be held on June 23 this year. There being no other business, Chairman R. Waitt declared the meeting adjourned at approximately 7:55 PM.