

CENTER HARBOR PLANNING BOARD

Tuesday, June 16, 2009

The meeting of the Center Harbor Planning Board was called to order at 7:05 P.M. by Chairman Lee Mattson. Those present were: Charley Hanson, Harry Viens, Chuck Burns, Helen Heiner, Barbara Lauterbach, and clerk Sheila Mohan.

- I. Minutes. The Minutes of June 2, 2009 were approved as read.
- II. John March – Review and Sign Mylar for the Paul Maggi Trust Subdivision. Mr. March pointed out to the Board that there is a slight change in the lot line between Lots 6 and 7. Lot 6 has been decreased by approximately one quarter acre and Lot 7 has been increased by approximately one quarter acre. A new Mylar with no topography was reviewed and signed.
- III. Mike Izard – Discuss Circuit Rider Planner and Master Plan. The contract between Lakes Region Planning Commission and the Town regarding the Master Plan has not yet been finalized. Mr. Izard has spoken to Atty. Doug Hill regarding some language changes and revisions. The Workforce Housing section needs to be worked out. Lee Mattson asked Mr. Izard what the next step would be. Mr. Izard said that the first step would be to discuss the Master Plan in general and talk about a time line; this could be done at a regular meeting. The Vision Section would be the first to be updated. A written agreement will be necessary for the Circuit Rider Planner. Charley Hanson asked when the Circuit Rider Planner would be available and how the Board would use the Circuit Rider. Mr. Izard said that he has discussed this with Kimon Koulet, Director of the Lakes Region Planning Commission, and staff should be available in July; the Circuit Rider would be available for Planning Board meetings, and review and advise the Board on subdivision and site plan review plans. The first Master Plan Meeting will be on July 7, 2009. At that time the Board will discuss the scope of services that will be provided by the Lakes Region Planning Commission and the overview of the Master Plan.
- IV. Wetlands Permits. The Board reviewed a Wetlands Permit Application for Andrew Burke.
- V. Lee Mattson – Discuss Changes to the New Hampshire Music Festival, Inc.’s Development Document. Mr. Mattson spoke to Rusty McLear regarding the Development Agreement between the Town and the New Hampshire Music Festival. Mr. McLear asked for two changes, both of which are on Page 2 of the document. Mr. McLear would like Paragraph 1. To read, “Lodging units for a total of up to 60 persons in both phases in new buildings and existing buildings for guest musicians, students and

their families, which shall not preclude Developer from presenting plans for additional lodging during Phase Two planning.” The second change is in Paragraph 2. Mr. McLear asked that “hospitality” be defined. Paragraph 2. now reads, “There shall be no hospitality type lodging in either phase. ‘Hospitality type lodging’ shall mean any room that is to be rented.” The Board agreed with these changes.

VI. The Chairman adjourned the meeting at 8:16 P.M.

Submitted by,