

EAST KINGSTON PLANNING BOARD

November 19, 1992

Attending: Richard Smith, Sr., Chairman, Catherine George, Dr. Robert Marston, Amanda Rossi, Alt.

Others Attending: Steven Bird, Rockingham Planning Commission and Peter Dow, RPC Circuit Rider; and David C. Boudreau, Jr., Deputy Building Inspector

The meeting was called to order at 7:45pm by Chairman Smith.

Mr. Smith inquired if there were comments or questions regarding the October minutes.

Dr. Marston motioned to accept the minutes of October as printed.

Mrs. George second.

The motion carried 4-0.

OLD BUSINESS:

- Mr. Smith stated the Board received a letter from Exeter Police Chief McKinnon regarding the posting of speeds under 25mph.
- Mr. Smith suggested they file the information for Andrews Lane and will be sure a copy is available in the Selectmen's Office.
- Rockingham Planning Commission Budgeting Information for 1993 was received. \$3300 will be budgeted (same as 1992). The hourly rate is \$24-25, based on 132 hours per year. This includes night meetings, day preparations and travel time.
- It was noted that the Master Plan was written in 1982 and was updated in 1987-88. Mr. Smith noted that the Capital Improvements program should be updated this year. He suggested that individual members could do the legwork and meet with assigned departments and report their findings back to the Circuit Rider.
- Mr. Bird stated that this would be an effective use of the Circuit Rider.
- Mr. Smith asked if the Shoreline Protection Association would be of interest or value to East Kingston. *ACT -12-9-92 Mjm*
- Mr. Bird stated it does include lakes, etc.

- Mr. Smith noted that he understood that it was only along the coast, however, it does include rivers, lakes and streams.
- The Board discussed the draining of the Powwow River.
- The Board discussed they are still awaiting the Septage Plan and Regulations from the State. Nothing has been forthcoming as yet.
- Mr. Bird said he would try to find out the present status. He noted the State may have back off because of pressure.
- Mr. Smith agreed that this was a likely possibility.
- Rockingham Planning Commission will let the Board know if they bring in a workshop from the Dept. of Environmental Services.
- The Board discussed the several Zoning Ordinance change items left for consideration by Joseph Conti, Building Inspector.
 - The Pool Safety Devices ordinance was received from Mr. Bird.
 - Controlled growth - doesn't think it is warranted - cross off
 - Item 2 - "Temporary Structure" ; the Board does not feel six months is long enough to allow a temporary structure.
 - Mr. Smith and Dr. Marston spoke against requiring a fee for temporary permitting in the event of fire.

Mr. Bird explained the ability to go from the older BOCA Code to the newer by authority granted at the Town Meeting and given to the Planning Board. Further authorization can be granted by the Board of Selectmen.

Mr. Bird will look at the Warrant of 1985 to determine exactly what was adopted. He also shared the Stratham Ordinance with the members.

The Board determined that the Building Inspector can issue a permit for a temporary structure.

The Board will delete the definition of "temporary structure" and eliminate "B.". Mr. Bird will reword this to include no fees.

The Board wants to allow temporary mobile homes for the purpose of fire, earthquake, hurricane, and other disasters.

The Board discussed placing a time limit on removal of the temporary structure. The suggestion was 30 days after occupancy of the permanent structure.

Mr. Bird noted that the Board may have to furnish proof that a temporary structure is authorized for banking purposes.

The Board was certain in its suggestion that there be no fee and no permitting process requirement.

The Board questioned who would be the authorizing body, the Building Inspector or the Board of Selectmen.

Mr. Smith stated there should be someone there to authorize the use of the temporary structure.

The issuance of a permit was again brought up. Dr. Marston was against a permit, while two are in favor. The Board finally decided there would be a permit without a fee.

Article 3: The Board revised the suggested change to read: "The Building Inspector must inspect the bed bottom of septic tanks and leachfields before they are covered."

Article 4: Action taken to not include this suggestion.

Article 5: Action taken to change the wording of "Mobile Home" to "Manufactured Housing" or "Manufactured House" depending on grammatical correctness.

Mr. Bird noted that there is no definition of manufactured housing in the ordinance, suggested the Town defer to the State definition.

Dr. Marston noted there is a definition of "presite built home" on page 1. The RSA definition was referenced again. Mr. Bird and Mr. Dow will draft new wording prior to the next meeting and get it to Mr. Smith for review.

Regarding the swimming pools, Mr. Dow noted that if the Town has adopted BOCA, they may use the Code Book to enforce fencing, locks, etc. Mr. Bird and Mr. Dow will research the Town's status on BOCA.

Mr. Dow noted that the initial approval to adopt the BOCA Codes needed to be done. They will research the present status.

The meeting was adjourned at 9:45pm.

Respectfully submitted,

Nancy J. Marden, Administrative Assistant

Typed: Dec. 3, 1992