

MOUNTAIN LAKES DISTRICT
PLANNING BOARD MINUTES
Tuesday, January 10, 2008
District Office 6:00 P.M.

- 1) **Call to order** - The meeting was called to order at 6:00 P.M. by Sandy Schmid.
- 2) **Roll call** - Sandy Schmid (Chair), Janice Neubauer (Vice Chair), Chris Demers (Ex Officio), Tom Eighmy (regular), Carol Modrell (alternate).

Visitor – Florence Hartmann.
- 3) **Agenda Approval / Additions** – Demers made a motion to approve the agenda, seconded by Neubauer. Motion carried.
- 4) **Minutes of Previous Meetings (12.06.07 & 12.17.07) Changes and Approval** – Neubauer moved to accept the minutes as written for meetings held on 12.06.07 and 12.17.07, seconded by Demers. Motion carried.
- 5) **Correspondence** – None
- 6) **Zoning Permit Applications** – None
- 7) **Pending Business**
 - a. **Zoning Ordinance Changes** – Schmid handed out a draft of proposed zoning ordinance additions and changes focusing on Sections 404, 404.1-3 and 406.14.

Section 404 has been changed to:

404 Septic System Requirements with the existing text relocated to Section 404.2.

Section 404.1 has been created:

404.1 Operations and Maintenance

Protection of the two lakes at Mountain Lakes is essential for the indirect water supply, public health, District recreation and land value purposes. Proper operation and maintenance of the subsurface sewage disposal system (septic tank and leaching field) is mandatory. Therefore, every four years all home owners at Mountain Lakes are required to submit written proof to the District Office within 60 days that:

A) Their septic tank has been pumped and the septic system has been verified to be functioning properly.

Or

B) That the septic system is functioning properly and the septic tank has a combined thickness of sludge and surface scum less than one third of the tank depth. (Required by NH Code of Administrative Rules Part ENV-WS 1023).

Section 404.2 has been created:

404.2 Increased Septic System Requirements with the existing text from 404 that has been relocated to this Section.

Section 404.3 has been created:

404.3 Administration and Enforcement

Administration and enforcement of these septic system requirements shall be in accordance with Sections 902 and 903 of this Ordinance.

Section 406.14 has been changed to:

No person shall use or operate any power boat, snowmobile, all terrain vehicle, car or truck or any gasoline, diesel or electric powered conveyance on the waters or ice of the lakes in Mountain Lakes or any wetlands in the Mountain Lakes district, nor on the Mountain Lakes District lands except as authorized by the Mountain Lakes Commissioners. District residents may operate snowmobiles on routes designated in writing by the Commissioners for the purpose of accessing approved snowmobile corridors outside the District.

Neubauer presented a Proposed Amendments handout for discussion focusing on alteration of shorelines for possible inclusion in Section 406.6 or 901.

Section 406.6 has been changed to:

Alteration of shorelines is governed by State Law, which requires Dredge and Fill permits from the Wetlands board. Permits for the construction of docks must be obtained from the N.H. Department of Environmental Services. All permits and plans must be reviewed by the District Planning Board before construction or alteration of land may begin.

Schmid stated that each addition or change will be presented to the voters separately at the Public Hearing on January 19, 2008.

Neubauer made a motion to present the proposed additions and changes to the Commissioners and to the public at the first Public Hearing, Eighmy seconded. Motion carried.

Public Hearing Date – January 19, 2008, 9:30 A.M. at the District Office.

- b. **Maps / Lots Culvert mapping** – Schmid, Eighmy and Modrell have begun mapping culverts in an effort to determine where dirt and salt may be getting into the lakes. They will continue mapping until they are done. This is part of the DES grant.
- c. **Budget** – Schmid stated that a proposed amount for enforcement has yet to be determined but she will continue to work towards an amount close to \$20,000.
- d. **Zoning Officer / District Office** – Zoning Officer Robbins' monthly report stated there were no zoning violations and no zoning permits for the month of December 2007.
- e. **Haverhill Planning Board / Selectboard** – Schmid stated that the Haverhill Planning Board is still without a secretary.
- f. **Board Information / Education** – None

8) **New Business**

- a. **Calendar** – Schmid handed out the 2008 Mountain Lakes District Meeting Schedule. The meeting schedule includes Budget Hearings, and the Annual, Commissioners, Water Committee, Planning Board, and Recreation Committee meetings.
- b. **Bath PUC meeting January 29, 2008** – Schmid stated that this is an extremely important meeting to attend. It will be held in Concord at 10:00 AM. The Pulic Utilities Commission will be meeting to discuss what influence or power they have over the issue of the Bath lots that have been receiving District water without paying taxes to Mountain Lakes. There will be a technical meeting following the PUC meeting. Schmid encourages all to attend.

9) **Other** – None

- 10) **Adjournment** – There was no further business and the meeting adjourned at 7:55 P.M. The next meeting will be the Public Hearing on January 19, 2008 at 9:30 A.M. and the next regular meeting will be on Thursday, February 7, 2008 at 6:00 P.M., both at the District Office.

Respectfully submitted by:

Michelle G. Chamberlain

Date

Approved by:

Date