

**CANDIA PLANNING BOARD  
MEETING MINUTES OF February 7th, 2024  
APPROVED MINUTES**

PB Members Present: Rudy Cartier, Chair; Brien Brock, BOS Representative; Judi Lindsey; Scott Komisarek; Tim D'Arcy; Kevin Coughlin, M. Santa, Alt. (sitting in for Mark Chalbeck)

Mike Guay, Alt.  
Linda Carroll, Alt.

PB Members Absent:  
Mark Chalbeck, V-Chair (excused)

\* R. Cartier, Chair; called the PB meeting to order at approximately 6:30PM, followed immediately by the Pledge of Allegiance

**New Business:**

**Scenic Roads -Tree Trimming/Removal:** Eversource to trim and remove risk trees on roads that have been designated by town meeting vote to be scenic roads, within the proposed work area, pursuant to RSA 231:158. **Note:** Upon a finding by the Board that the information meets the submission requirements of the **Candia Regulations**, the Board will vote to approve. Should a decision not be reached at the public hearing, this will stay on the Planning Board agenda until such time as it is either approved or disapproved.

R. Cartier: Opened Public Hearing at 6:32PM.

Andrew King and Nick representing Eversource:

We are here tonight for the scenic road trimming. With the Emerald Ash Bore it seems like there is no way around it.

Nick Roughly 85% are dead ash. Significant threat. All of those we would like to get those out before they come down.

Andrew King: There is something wrong with each tree that has been tagged. This is just one stage. We also need homeowners' permission.

R. Cartier: It's not all on town ROW?

Andrew King: It is my understanding that we don't need that.

S. Komisarek: How long will it take before the big Ash are a threat? Will they pose a threat in a couple of years.

Nick: Everything that has not died already, will be dead. Unless you started treatment ten years ago.

Andrew King: They do get brittle.

K. Coughlin: When they blonde up, they're dead.

M. Santa: What about some of these nasty pines?

Andrew King: Pine is a weaker wooded species. If there is not a physical defect or they are dead or dying, we don't touch them.

Some discussion about the different types of trees.

S Levesque: 29 Crowley – I have had experiences with Eversource in the past. There are times when they go extremely aggressively. On that list, there is generalized trimming of the land. Any tree that is over a certain size requires direct. If you look at the end of the list there, you will see that there are no markings.

Andrew King: To be fair, I trimmed this down. I don't know when the mailers went out. I can certainly look into it. The rules are opaque at best.

S. Levesque: If you sent them to everyone in town, I didn't get anything.

Close Public Hearing at 6:45

T. D'Arcy: My take from the scenic road perspective, I think we would not be representing the town's best interest, if we said no. As long as we are only talking about trees that are dead or dying.

T. D'Arcy: I make a motion that we approve the removal of these trees. B. Brock: Second with the caveat that they do reach out to the homeowners. All were in favor. Motion passed.

**Old Business:**

- **Villages at Candia Crossing** – Review of updated Housing Association Documentation.

Dave Bundy, HOA President

R. Cartier: The one that we have now is that the latest one. I looked through the changes.

D. Bundy: Sometimes it is a little bit confusing. We had to restructure in order to change the unit boundaries and he cleaned up a bunch of other things.

R. Cartier: When we got this in, we got two documents. When I looked at the two of them, there were inconsistencies between the two of them. The only thing I was concerned with was the water supply. The public water supply was limited to 86 bedrooms.

D. Bundy: The unit boundaries were defined as inside. We changed them to include the outside. We got 100% approval.

T. D'Arcy: I make a motion that we accept the updated documentation based on the lawyer's recommendation. K. Coughlin: Second. All were in favor. Motion passed.

- Nate Miller – SNHPC – CIP

We received the final draft CIP. Some discussion about the final draft.

B. Brock: This is a guideline.

R. Cartier: We need to have a public hearing on it. I did have Amy send a copy to the Budget Committee and the Board of Selectmen. I was thinking maybe the first meeting in March.

Some discussion. The public hearing for the CIP will tentatively be held at the second meeting in March.

Some discussion about the inclusion of interest and inflation in the CIP.

Discussion about recalculating some numbers based on the current interest rate.

- Southern NH Planning Commission - InvestNH HOP Updates – Steering Committee

R. Cartier: The surveys have gone out. It was at the deliberative session. It has been on a couple of Facebook pages. It is a snapshot of where we are and where we are not and have the data we need to move forward if that gets funded.

Some discussion about the benefits of the grant and the great job being done by the committee.

- Approval of Minutes: 9.20.23

K. Coughlin: **Motion** to accept the minutes for 9.20.23 as amended. **Second:** J. Lindsey. All were in favor. Motion passed.

- Approval of Minutes: 1.17.24

T. D’Arcy: **Motion** to approve the minutes as presented. **Second:** J. Lindsey. All were in favor. **Motion passed**

#### Other Business:

- Town Planning

Foster Farms. The decision was granted in our favor. They have 30 days to appeal to Supreme Court. They had 15 days left, the last time I spoke with our attorney. We should know by our next meeting if they file the appeal.

- Any other matter to come before the Board.

S. Komisarek: The questions on Innovative Land Use Controls.

R. Cartier: Town Counsel has advised us to not put anything in.

B. Brock: I disagree. Rudy's rewriting of that doesn't take a position. It just educates. I thought it was excellent.

M. Guay: I agree with Brien.

R. Cartier: I am going to send out the email to everyone. There was one town that got into trouble and were charged a fine. If you start doing electioneering, some kind of outreach.

S. Komisarek: If it comes from a citizen?

R. Cartier: The other problem is this is a citizen's petition article.

K. Tierney: My husband and I have already put something into the boy scout packet. We have been following this whole issue. That is why we were at the meeting.

The Planning Board extended their thanks.

K. Tierney: We understand the value of those ordinances.

R. Cartier: If we proposed it and then put things out related to our proposal.

K. Tierney: It does carry weight for them to see that how the Board voted.

B. Brock: I think it was excellent Rudy.

R. Cartier: I have mixed feelings. I don't want to get into any more legal issues.

M. Guay: It's the lawyer's job to minimize risk. When I read it, I was looking. I think, keeping it very simple.

Does the Board feel? 1 yes. 6 No.

R. Cartier: All three incumbents have filed.

Some discussion about the current case before the ZBA.

**Motion** to Adjourn: J. Lindsey. **Second:** T. D'Arcy. All were in favor. **Motion passed.**

Respectfully submitted,

Amy M. Spencer

Land Use Coordinator

cc: file