

**CANDIA PLANNING BOARD**  
**MINUTES of July 15, 2015**  
**APPROVED**  
**Public Hearing**

Present: Sean James Chairman; Albert Hall III, Vice Chairman; Tom Giffen; Scott Komisarek BOS Rep; Ken Kustra; M. Santa

Absent: Judi Lindsey; Mark Laliberte Alt

Chair James called the meeting to order at 7:00 pm immediately followed by the Pledge of Allegiance.

Minutes May 6, 2015 & June 17, 2015

The minutes of May 6, 2015 were continued due to lack of quorum. A. Hall **motioned** to accept the minutes of June 17, 2015 as amended. T. Giffen **seconded**. **All were in favor. Motion passed (6-0-0).**

Master Plan Update: Molly Donovan from UNH Cooperative Extension to speak

Chairman James introduced Molly Donovan, Community & Economic Development Specialist and Casey Hancock Community & Economic Development Program Coordinator from UNH. He said he met a little earlier with them and he gave them a tour of town through the major parts of town, through subdivisions and talked about some of the issues the Planning Board has talked about. He said they are here tonight to talk about the community profile they are doing for the town and answer any questions,

M. Donovan thanked the Board for inviting them saying it is nice to be in Candia and it is her first time she has been in our community. She said she is a state specialist in Community & Economic Development and works all over the state. She said she is going to talk a bit about community profile. She said her goal tonight is to have a discussion and answer any questions about what it is they are going to do together in the coming months. She gave out another hand out that she had not sent. She said the Cooperative Extension has been doing community profiles in NH for 15 years or so and she has been doing this for 4 years now and said Casey Hancock is new on their staff. She said the community profile is a process in which they go into a community and we help bring together the wider community to discuss issues that are relevant not just in planning but community wide. She said there are characteristics of healthy communities. She said almost always they are brought in by a Planning Board to update their Master Plan and to work on their vision statement. She said they don't just come in and do a quick meeting to write a vision statement they are here to help bring in the voices of many parts of the community for discussion of the future of the community which is their expertise. She said they do this by bringing together a committee of folks and working with them over a course of 6-7 months teaching them the skills to reach out to your community to bring everyone together and to help facilitate that discussion. She said they do a lot of work with the Steering Committee which is not the Planning Board but there may have someone from the Planning Board on the committee and sometimes someone from the BOS. She said they work with the town to help identify folks that represent many different things in the community and it is all about bringing a lot of different people together.

M. Donovan said the reason it takes this long to bring people together to work together because it takes a while to get people together to decide to work together. She said she finds on the steering committee and community profile committees they get people to volunteer because it is a short time commitment 6 to 9 months. She said they work with that committee which takes time to identify people and schedule the meeting and then work with the committee on understanding what the topics are that they are going to talk about at the Profile Meeting and then the committee does a lot of work to set up the profile event. She said typically the profile event is on a Friday night and rolls into the next day on Saturday. She said they are open to just doing the meeting as a Saturday long event. She said the process of the profile meeting takes about 6 to 7 hours, because they start from large groups with general issues on what makes a healthy community and go through a series of exercises as a group and then broken into small groups to get down to whatever actions that need to happen in the community which really takes some time to work together. She said typically the Steering Committee needs 6 to 8 weeks to do the marketing and reaching out to the community to get participation and the committee profile event usually has between 60 and 150 people show up and usually the smaller the town the larger the participation. She said they had a real hard time getting participation in Manchester but in a small town like Candia people are connected to things and know what the issues are and want to talk about them. She said they usually include a community supper and or a community lunch which is important. She said they work with the Steering Committee to get the school involved such as teachers or families but it is

always a tough group to get to participate as they are all out on the baseball or soccer field. After the profile event they issue a report and she shared the Barrington report as an example. She said they do not do a real analysis what they do is record what the community talks about because you will want as a Planning Board and other leaders to be able to reference this report for many years. She said they record all that and they do that by training folks in town to facilitate the community profile.

K. Kustra asked who identifies these people on the Steering Committee. M. Donovan said they give categories of people who would be important to be on the steering committee such as someone from the Planning Board and a couple of other folks who may be leaders in other areas. She said they usually start the first meeting with 3 or 4 people and then they talk about getting someone from the school, the library, can they get a business person can they get a young person, can they get someone new to the committee, someone who has been in the community for a long time. She said the initial small group starts to identify people and ask them to be on the committee.

A. Hall said the owners of Calef's Country Store in Barrington are residents of Candia and not aware if they participated in the Barrington profile and M. Donovan said she was not aware of this and said they were not on the Steering Committee but are obviously a very well respected business; it is well understood in its importance in Barrington.

M. Donovan said they help the Steering Committee identify folks then they train them to facilitate. She said the people who are trained to be facilitators will be at the Community Profile event writing down notes on big flip charts about what everyone is talking about and they also bring in anywhere from 4 to 8 staff members to help with that event. She said they do these all over the state and the staff loves doing it. She said then they issue their report about a month after the Community Profile Meeting and usually at that point the Planning Board takes the report and then starts working with J. Munn SNHPC on the vision statement for the Master Plan.

M. Donovan said their goal after the community profile event is to have action committees. She said they usually ends having 3,4 maybe 5 committees that want to work on very specific things and usually people sign up right at the Community Profile Meeting. She said they start working with the new leaders of these new committees immediately to move forward to action. She said they really focus on action. She said they come into this process not knowing what the action groups are going to look like. She said they will work with these action committees for few months after that to make sure they are up and running.

M. Donovan said in terms of timing we were to have a first meeting to talk about putting a Steering Committee together ideally that meeting should be in early September and then they work with the committee September, October, November sometimes December but find most committees do not want to meet in December. She said usually when they start the committee in September the profile event is sometime in the spring. She said they are also working to schedule other community profiles so they have to be careful how many they schedule on how many Fridays and weekends. She said they have found it is ideal to have the profile event after the town meeting. She said usually the a town has some issue or topic that everyone is focused on prior to the town meeting which everyone is talking about and with everyone fired up about one issue sometimes having a profile meeting before the town meeting the group may only want to talk about that one issue. She said another reason to have the profile meeting after the town meeting is the profile meeting can be promoted at the town meeting and at deliberative meeting and with this promotion they get a higher turnout at the profile meeting. She said it is not ideal to have the event the weekend after town meeting as people will say we just had the town meeting. She said 2, 3 or even 4 weeks after the town meeting gives time to quiet down from the town meeting which gives you about a year to plan the profile event. She said their best recommendation is to have the profile meeting sometime in April and they would have the final report back in May and start working with action committees in May.

C. Hancock said she brought copies of the report they did in 2001 for Candia. She said the 2001 report showed 159 attended the Friday night and 72 people attended on Saturday which is fairly common to have less the next day. She said it was an excellent amount of people. She said the action groups that came from that profile were Capital Improvement, Impact Fees, Candia Business Development Group, Four Corners Esthetic Development, Candia Preservation Committee, a volunteer newsletter and information packet and an action group about a high school. A. Hall asked if this was on their website and C. Hancock said she would get a copy electronically sent. M. Donovan asked if anyone present was involved in the last Master Plan update and no one present was involved. M. Donovan said they are working in several communities that were surprised to find that they did a profile 10 to 15 years ago, Colebrook being one of them. She said it's always interesting to look back at profiles. M. Donovan said and for most of them there are still actions from the original profile that are still actions today and there are things that got accomplished. She said she didn't see where any community checked it all off. She said usually

communications issues are out there and often there are some tough development issues out there that are still unresolved 10 to 15 years later.

M. Santa said he looked back at the Steering Committee from 2001 saw Judi Lindsey and a couple of other folks from the Planning Board were on it at the time. He said there are still a number of people that were on the committee that still live in town and perhaps would be interested in going through the exercise again. M. Donovan said they have found that people do like to do it again and felt it was valuable. She said they would be doing things differently as they were less focused on the action part after the event and now they are very focused on that. She said their commitment is different than what it used to be. She said they did a lot of profiles when the southern part of state was going through that massive growth and what they are finding is that growth has stopped and there has been a lot of discussion about if it has stopped forever or if it is the economy. She said NH's demographics have changed and now is the second fastest growing senior population in the US and the state is bleeding young people at a high rate. She said seniors are choosing to retire here so the demographics in the State and your community are most likely different than what it was 10 to 15 years ago. She said even though it is a similar process, they have tweaked it with some different ways to do it; it is a different time so the profile feels really different. She said they did a profile in Hooksett last year and they had done a profile 15 years ago and there were some similar people and it felt different. She said the biggest outcome that they see with looking back is that they reported seeing new folks joining boards and committees.

Chairman James said it was interesting looking at the 6 action groups from 2001. He said they have done the Capital Improvement Plan, and Impact fees. He said there was a little work done on the Business Development Group and 4 Corners are Esthetic which has been a focus of S. Komisarek's for awhile. He said a lot of work has been done with Candia Conservation Committee and there has been recent activity on a new high school. He said it is funny to read this as the high school committee could have written this two weeks ago which is what the Candia residents have been working on this all spring.

K. Kustra asked how outside interest help in envision in Candia for instances some places listed in the previous study were from Raymond and Hooksett not Candia. M. Donovan said often it is folks who work at other places but live in Candia and have some stake in the community. C. Hancock said it could have been donations for the meal or other donations. K. Kustra said several years ago Market Basket was approached to put a grocery store in town and they turned the town down. He said he has seen a lot of people move into Candia a year and then leave saying you have travel to get food and amenities and asked what does Candia have to offer, he was not sure. T. Giffen said there is relatively limited employment within the town. A. Hall said all due respect to Market Basket it is more than just offering land. M. Donovan said the profile process helps bring all of these things into discussion and frames them around the priorities and values in town. She said they are not going to bring any of those answers they are going to help bring those voices to the table. She said then you can take the final report and consider that when you are working on your Master Plan and statement.

K. Kustra said he noticed in Barrington, Hooksett and Dunbarton etc they have businesses that have been there for years and he asked does that make a difference as Candia doesn't have many businesses? M. Donovan said she just worked with Dunbarton and they would describe themselves as not having businesses. She said every community is different with different challenges for example just working with Hooksett their challenge is they have lots of businesses but not many locally owned and they feel as a community that they do not have an identity people just sleep there then leave to go to work and other people come there to shop. She said every community has its angst about who they are and what they have and doesn't have. She said she feels the profile process really helps to affirm what the community has for assets. She said have done community development for 35 years that Candia has tremendous asset and quality housing. Candia has these assets and the town needs to know how to enhance that. She said there is no community that has the right mix. A. Hall said they have a winery, CharmingFare farm, clean green salvage yard, waterpark and an antique car museum. M. Donovan said all that recreation is amazing. Chairman James said it is interesting he met earlier with M. Donovan and C. Hancock drove around town and he said you forget but once you start pointing stuff out there is a lot. He said the 4 corners has a very eclectic look with a funeral home, a truck business, a house and a pizza business. M. Donovan said some communities only have a 4 corners she sees a lot of other assets in Candia and she has seen a lot of other communities struggling with having nothing for children to do and it seems Candia has a lot to offer which is great. Chairman James said one of their largest employers is Severino and he would say 95% of their work is out of town. He said you are right it is very eclectic and very spread out and not sure if the town has marketed any of this. T. Giffen said to a small extend some information went on the website back in 2008. He said the website was developed with the State of NH Community Development grant and spearheaded by Gary York, the initial website was not good and then they had some community volunteers

come in from town who know who to write code and created the website we have now and have maintained it ever since. Chairman James said that they couldn't have basketball games at the school gym and parents got together and built the CYAA and the skateboard park was not built by the town or the library. M. Donovan said this is an indicator of a very strong civic involvement. She said there are communities where people are not stepping up either financially or volunteer. She said often when a community has been successful at one effort they are willing to take on more. K. Kustra asked should an economic base start in the middle out or from out in. M. Donovan said that is one question and another question is it not physically driven but driven by what kind of economic base. She said they are working more and more with communities working with a new program called Business Retention where they are training community members to go out and meet with all local businesses. She said towns are surprised with how many businesses they already have. She said the example they always give about economic development is the community that snagged the big fish, the big employer, that business that is going to change everything. She said there is research that most of the jobs and community support comes from you local businesses and the more you are out talking with these business and seeing what they need to stay and grow, the stronger the local economy can be.

M. Donovan said there are a growing number of folks working out of their homes because of technology which shouldn't be overlooked. She said if you have pretty good broadband and an attractive community people want to work in a community and look out a window and see it is beautiful while they are doing their work in New York or Boston. She said there are people all over the southern part of the state doing that successfully wishing they could go to the northern part of state but the broadband is terrible. Having broadband is definitely an asset.

M. Santa asked about her comment the community snagged a big fish, are you actually seeing communities going out and marketing themselves and actually getting a developer or big store or business by that effort or is it more a factor of location and the business finds them. M. Donovan said they do not do that work but work closely with DRED to help retain local businesses with a combination of training local communities on how to make a website attractive for business looking to locate there. She said from research most communities in NH do not know what they should be sharing or what business would be looking for. She said businesses are always looking around for locations and they do go on town websites and look for certain things and if they cannot find them they write the community off and go to the next town. She said this is separate from the community profile but would be able to work with the town on this. She said they feel that is very important and if it is important to your community because to some communities it isn't. Her hope is that the profile will help the town understand where your community is on that topic. She there are a lot of things and the biggest factor is quality of life, no tax abatement, mostly that business have a great place for their employees to live and the children are in a good school. K. Kustra asked should a town become a developer and M. Donovan said she could not answer that as she is not qualified to answer that.

S. Komisarek said once you identify what it is that you want to do, they need to make sure the regulations allow the private sector to come and make it happen and if it is viable and works then it may happen or it doesn't at least you provided the opportunity. He said one thing he witnessed when the Irving was built is, it is constantly busy and talking to everyone in town, even young people, they are happy the station came and it has become the heart and soul of the town. He said for example the cruise night every week, people park up and down the road and they have had fireworks. He said with talking with the owners they have crushed their projections. He said they came in an underserved market. He said when you look at Candia he said he is a broken record because he keeps saying the same thing year after year it is an underserved market. He said they have all this commuter traffic that goes through Deerfield, Northwood, Raymond and they never extract that toll in the form of commercial tax revenue. He said like all community's budgets are tough and no one wants taxes to go up but services are way down and they cannot get anything done so when he looks at that this, it seems to him a real opportunity. They are right off exit 3 and close to Manchester 101. He said the Planning Board never really does any planning or strategic thought and he has talked to people and was told that it happens everywhere. He believes strongly they should plan and have smart planning to get more revenue in and he believes Pinkerton is a great idea because families are starting to leave. He said the community really needs a shot in the arm as they are one of two communities with the oldest community in Rockingham County and the least amount of growth. He said for a very long time they had some people that thought any growth is bad growth which will make taxes go up and I do not care how long you debate this with this person they are never going to see it any other way. S. Komisarek said rural character is really important but when you go down to the four corners and you look at the boat place that area to him does not have rural character and he is excited as anyone else at what the whole process brings with all the stake holders together, coming up with a plan with actions and how they can achieve these goals.

M. Donovan said she is happy to hear this. She said it is important that a town should have a Master Plan and Zoning that accommodates what they want because too often communities are just reactionary and so they want

growth or don't want growth and an application comes in and it turns out the zoning codes say absolutely yes or absolutely no and sometimes they get stuck with something nobody plans for. She said working on the Master Plan and Zoning with SNHPC will help inform what the priorities of the community will be and there will always be people in a community that want no change and they are an important voice and they should listen and that is why it will be really important to get the Steering Committee to bring all voices into the process. She said you will be surprised at what you may learn. People sometimes say they want growth but they want it to look like this and be here and only under these circumstances and that isn't even the issue at all this is the issue. She said when you bring 100 people together and break up into groups to talk about characteristics of healthy communities they assign people because we don't just want the folks who only care about transportation to go on the transportation group. She said what they find through this process people start to open up about thinking about one particular issue and start to think more broadly about their community which will help in the end affect your planning process. She said there are people at UNH and Plymouth State who are working very hard on this notion that planning boards not having time and capacity to do planning and only reacting to potential development and is a real concern across the state. She said they are looking on how to affect that over the next 10-20 years and this is an issue everywhere.

S. Komisarek asked if was an example in the State of NH of a community that over time was able to transform itself in a positive way. M. Donovan said Portsmouth comes to mind, Dover has gone through a major slow thoughtful renaissance, New Market recently changed dramatically as a private developer has done a lot of it and has worked very closely with a community. K. Kustra asked if that was the result of the expansion of UNH. M. Donovan said she lives in Durham and she said her community had the biggest impact from the expansion of UNH on downtown Durham and that Durham has the largest number of building permits in the state right now. She said 1200 students will be moving downtown this fall. She said she hopes there will be some commercial development to come along with that. She said private firms from outside the state came in and Durham was interested because of the high tax rate and wanted to affect the tax rate. It is a huge concern about what the social cost of having 1,500 19 years old living downtown and has no idea what will happen. M. Donovan said there are examples of that transformation and also there are definitely more examples of communities 10-15 years later still working on the basics some beyond their control. She said Colebrook and surrounding communities if the Balsams redevelop there will not be a slow transformation they will be slammed with the largest ski area in North American 10 miles away and not know what to about that. She said working all over the state it is different everywhere for example, Dover, New Market planned for a lot of what has happened but some of it is good luck, good architecture, market driven and location.

M. Santa said he feels they should look at communities like Candia's size if they want to see how other communities are doing. M. Donovan said J. Munn can help Candia with that. Chairman James said one idea he has mentioned is and has not gone anywhere is Candia does not have a planner. He said they do not need a full time planner but perhaps they could share one with another town like Raymond. M. Santa said building inspectors are shared between towns. Chairman James said maybe they can bring in grants to help pay for the planner. He said there isn't just one person who does only planning in Candia.

M. Donovan asked the Board if they have a better understanding of the community profile and asked if there were any questions or concerns and if the Board is ready to sign the memorandum of understanding which is the UNH paperwork. She signed and S. Komisarek signed for the BOS and Chairman James as the Planning Board representative. She said they need to have the Board set a meeting sometime early in September, which is not the Planning Board committee or a subcommittee of the Planning Board and is an independent Steering Committee who they encourage to report to the Planning Board and BOS. She said they would meet with the handful of people at the first meeting brainstorm and send the committee off and spend a couple weeks asking people to join the committee. The people for the committee could be someone from the Planning Board and not necessarily a Library Board Member could be a librarian, from the school could be a teacher, a teacher that lives in community someone who is closely related to the community probably would want someone from recreation and think about some leaders that do not sit on a board and usually everyone knows, someone who represents business but also be thinking about young, old, male, female and she would love to get a student that may need community service.

Chairman James said J. Lindsey who is not here tonight sits on the Conservation Commission and she teaches at the school. M. Donovan said in terms of size should be 8 to 15 people. There are a lot of jobs once the steering committee gets going so it would be a lot of work for 8 her ideal is 12 people. She said obviously not everyone on the list just try to give you a list of folks who could be on it. She said often they ask a religious leader just because they know a lot of people and suggested they start thinking about who would be good to have on the Steering Committee and what networks they can reach out too. She said the people on the committee have to be able

to think about who they can reach out for the profile event. People from different parts of the community and should be well respected. Need diversity at the profile event. She said they are trained in dealing with controversy which they manage. M. Donovan said she is specialties at UNH and said she does training all over the state about dealing with disruptive public meeting behavior.

M. Donovan asked if S. Komisarek, BOS was assigned or part of Planning Board and he replied that he was part of the Planning Board and said it would be best if they got someone else from the BOS because he has a vested interest in different properties and wants to get away from any conflict of interest and let the community speak. M. Donovan wanted to confirm that the BOS was on board with this. Chairman James said the warrant article came from the BOS. M. Donovan said she has found that it is very important to keep the BOS informed about what is going on. She said it is good to have one BOS member on the committee.

M. Donovan said the chair of the Steering Committee would be the person that C. Hancock and herself will be communicating with and set the meeting agenda's with, debriefing and communicating with and the chair of the Steering Committee would ask everyone on the committee to report back to whatever respective group that they participate with or on in the town. Chairman James said like S. Komisarek he feels he is too close but would like to go to the first couple of meetings to make sure it is up and running because ultimately the Planning Board is responsible for it and make sure there is enough people for the committee and it progresses. He said this is what he sees his role is in this. Chairman James said they can talk about this at the next meeting when J. Lindsey is here.

M. Donovan said the agenda for the Steering Committee meetings is usually put on the website. She said the committee decides who is going to take the minutes or how formal they want the minutes to be. She said it is a public meeting and anyone can come and sit in and listen and participate. She said in terms of time commitment usually the first 3-4 months they meet once a month and then closer to the profile usually start meeting every other week as they are working on marketing on getting the word out and making sure they have the location set and venue.

A. Hall asked about Barrington profile which they did and maybe they can learn from their experience. M. Donovan said Barrington asked them to check back with them this spring which worked great and she had C. Hancock take notes on what they accomplished only and M. Donovan said the Steering Committee spent an hour saying what a terrible job they had done but they had a list two pages long. They said they did not get the town hall built which was a big issue but they had a committee for this and they were trying to start an online newsletter and are doing evaluation of all there commercial land on route 125 and they did a study of all commercial evolved community spaces outdoor and indoor that were available to rent and the list went on and on. She said her only caution with Barrington that they say they didn't get everything done but they have done a lot and feel free to talk to them.

T. Giffen said he had started the initial work on the website back in 2007-8 but not sure how good a job he did. M. Donovan said they have a very nice learning module online about broadband with a section on what to include on the website for economic development and she would be happy to share that link. She said they have worked on broadband the last 4 years and very schooled on that.

A. Hall asked what is our next step the first meeting and should they set the date now. M. Donovan said you can let her know after the next meeting what date you selected saying she would like to meet early September perhaps after Labor Day. She said not to worry about pulling the entire committee together by then just pull together some key people and they will start with that. She said herself and C. Hancock will be staffing together and will be times they will be together and times it will be just C. Hancock. M. Donovan said typically at the profile meeting they have a community supper and work until 8:30pm followed by a meeting from 8:30 am until 1:00pm. She said every community complains then they show up but they are open to just a Saturday meeting. She said the Steering Community will decide that they will bring information of how it would be for a Friday/Saturday or just Saturday event. She said one of the first things they will have the Steering Committee do is look at the community calendar and set a date which is very important and should be done as soon as you can.

M. Santa said he does not really understand the UNH Cooperative Extension and what the scope their of expertise is and how it all got started. M. Donovan said Cooperative Extension is a part of a Land Grant College in America. She said, Congress 100 years ago said to the states that they were going to be given land to build a university and the universities were to take the best information from the college university out to the local communities. You can imagine most of the work for the Cooperative Extension has been agriculture and 4-H is another program they are known for. She said at UNH there are 130 members of the Cooperative Extension and they have an office in every county. She said the rest of the staff is on campus and being on campus they connect very closely with facility. She said they work with folks that teach this kind of work. She said you may even find they may have a student with them from time to time to expose them to this kind of work. She said they work in 4 program

areas: youth & family, agriculture, natural resources and community & economic development. She said community & economic development was a small program up until 3 years ago and now is the fastest growing program because as they looked across the state at the needs of the communities, economic development is what the communities said they needed. She said they not only have the resources of the university behind them but also the university system and she works with professors at Plymouth State, Keene State College and also have a network of extension folks across the country doing community development so they share best practices and knowledge with them.

M. Santa asked how they interact with the Office Energy of Planning (OEP). M. Donovan said they work with regional planning commissions just on different grants like this and work in partnership with them with federal grants. She said because the OEP doesn't have much staff right now, they also provide some training to volunteer planners for planning boards which OEP can't do. She said it is on their website right now and they are revamping that. She said there are resources she can share on that. She said they work closely with a lot of agencies including natural resources. They do a lot of work with Fish & Game and work closely with government agencies. She said they also do a great deal of grant writing and some private funding and like many nonprofits always looking at ways to fund. M. Santa did you do something with emergency planning and M. Donovan said she believes someone on her staff does.

M. Donovan asked if there were any other questions. Chairman James said the presentation has been excellent and thanked them for their time. He said they will talk at their next meeting as a Board who the initial group is and asked her to stay in communication with him until they get the Steering Committee chair person. He said he is looking forward to this. M. Donovan said it is their pleasure to be here and they look forward to working with Candia and said they will wait to hear after the next Planning Board meeting when the first Steering Committee meeting date will be. M. Donovan said she will send a scanned copy of the Memorandum of Understanding (MOU) to J. Munn.

#### Other Business

##### Planning Board Budget

Chairman James said the budget looks good, the budget being \$1,836.00 with a balance of \$1,611.00. He said part of the money is for conferences, seminars, special projects, books periodicals. He said under special projects in the past they bought a screen and with some other boards a plan rack was purchased. He said if you think of anything along that line please let the Board know. He said if anyone is interested there is money in the budget for conferences and said the law lectures are coming up in the fall.

##### Article Union Leader -Auburn Master Plan \$22,000

Chairman James said there was an article that was recently in the Union Leader saying Auburn selectmen approved \$22,000 for their Master Plan.

##### Sign Lot Line Adjustment 298 & 298 Chester Turnpike

The mylar and paper copies were signed. Signed mylar will be delivered to the Registry.

##### Solar Up kick off at CYAA Sunday August 2, 2015 12:00 pm-12:30 pm

A. Hall said the Solar Up program had two meetings with Deerfield and Granite State Solar then notices went out to citizens of both towns. This notice generated a lot of interested to date over 50 responses from Candia indicating interest. He said there is a kick off meeting Sunday August 2, 2015 at the CYAA. There will be refreshments from 12:00 pm-12:30 and demonstrations and explanations from 12:30 pm to 1:00pm. He said the final Solar Up meeting before the kick off is July 28, 2015 2:00 pm at the Smyth Library.

S. Komisarek said say you have 30 out of 50 people interested but for some reason cannot put solar on their property he suggested group net metering or a solar garden where you can have a 100 KW system which is similar to what the selectmen are working on for the recycling center. He said so say it will cost \$3-3.50 a watt for two people and take depreciation and now you can purchase electricity cheaper than Ever Source. He said he is interested and will be attend the kick off. A. Hall said Granite State Solar has talked with all interested parties. S. Komisarek said PSNH has resisted group metering but he has seen a lot of group metering started in Ma and VT and said so now you are starting to see solar cities come to NH. He said the Town of Franklin is looking at a whole megawatt. He said it will take years but you can see it happening. T. Giffen said there is an obvious influx of business activity in that area there is a big firm in Maine, Revision energy, with companies in Exeter and Concord.

##### Part Time Planner

S. Komisarek said it has been mentioned a few times about a part time planner and it has always made sense to him. He said it is short money and could be funded by grants and ultimately not cost the town anything. He said without a planner you lose that continuity. He said is that something that he should take to the BOS about and would the Planning Board say they recognize a need for part time planner? S. Komisarek asked who would initiate that and should it be a warrant article or line item in the budget. T. Giffen said that would have to be put in the budget and see

if it passes. He said it could be a line item in the budget He said but first they must a. recognize the need b. you have a plan to satisfy the need c. now how much it will take to fund and d. show them the money. He said it is a matter of putting the idea forth and selling it but if it is part of the budget it would be more likely to pass. He said it could be brought forth by the BOS with the encouragement of the Planning Board and other interested committees or boards such as conservation to help market the idea. He said if it is part of the budget it will be recognized as an integral part of the town government unlike a warrant article that is separately voted on.

Chairman James said he will check with J. Munn. He said when J. Munn did his presentation it was about maybe finding a planner who works for another town that could help out one day a month, two days a month. A. Hall said it would help if they had an example of how a part time planner in x town helped that town saved that town money and how they were funded would be helpful.

Chairman James said he will talk with J. Munn. S. Komisarek said once the town goes through the Master Plan update and comes up with a vision a community profile for Candia it would be a good time to have a part time planner. T. Giffen said at the same time they should go through updating the regulations to allow what they want and what they do not want. Chairman James said they get planning assistance from SNHPC in his words sporadic with funding and is in favor of a part time planner. S. Komisarek said he will bring back information on a part time planner to the select board once they find out from J. Munn.

The next scheduled Planning Board meeting, August 5, 2015 at 7pm at the Town Hall. Chairman James encouraged anyone who is interested or may know someone who may be interested in the steering committee to come to the next meeting.

**A. Hall motioned** to adjourn at 8:30 pm. T. Giffen **seconded**. **All were in favor. (6-0-0)**

Respectfully submitted,  
Sharon Robichaud  
Land Use Secretary