

**TOWN OF TUFTONBORO
PLANNING BOARD
April 20, 2023
7:00 PM
Town Offices, 240 Middle Road**

MINUTES

Members Present: Gary Qua, Chair; Carol Bush, Vice Chair; Tony Triolo, Member; Bob Murray, Selectmen's Representative, Anthony Mirando, Alternate Member; Jeff Reisner, Alternate Member
Members Absent: George Maidhof, Member; Kate Nesbit, Member; Laureen Hadley, Member; Matt Young, Alternate Member
Staff: Susan Burnside

7:00 PM Call to Order

- I. Public Comment**
- II. Approval of Minutes – March 16, 2023. The minutes were approved with a minor edit.**
- III. Discussions:**
 - a. Site Plan Review/ Subdivision Regulations Amendments for Preliminary Consultation.** - The Board reviewed the language for requiring a mandatory preliminary consultation provided by the Planning Board consultant. The Board agreed that this language is appropriate and would be presented at a Public Hearing at the May 18, 2023 Planning Board meeting. The Board also reviewed several language changes to the regulations and agreed that these language changes are appropriate and would be presented at a Public Hearing at the May 18, 2023 Planning Board meeting.
 - b. Changes to Rules of Procedure** – The Board reviewed suggested changes to the Rules of Procedure that were based on the RSAs and agreed that these changes are appropriate and would be presented at a Public Hearing at the May 18, 2023 Planning Board meeting.
 - c. Master Plan 2022 – Implementation Plan for Items in Chapter 8.** The Board agreed to have Anthony Mirando develop a plan for implementing items in Chapter 8 that do not require a town vote. Anthony and Gary will meet to start this process.
 - d. Class VI Roads Development and Planning Board Responsibilities.** The Board discussed the procedure and involvement of the Planning Board for development along Class VI roads. The Board clarified that the Board of Selectmen is responsible for applications for such development and the Board of Selectmen would refer applications to the Planning Board for the Board's input before approving an application.
 - e. Short Term Rentals** – The Board reviewed the comments made by the Planning Board Consultant regarding the language in the Short Term Rental document. The Board will continue to discuss Short Term Rentals at future meetings.

Respectfully submitted by Susan Burnside