1	MIN	MINUTES OF THE PLAINFIELD PLANNING BOARD				
2	Meeting					
3	January 5 th 2015					
4	Meriden Town Hall					
5						
6	Members Present:		hair Mike Sutherland			
7		Elise Angelillo	Jeff Albright			
3		Judy Belyea				
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	The meeting opened at 8:00pm					
	The meeting opened at	0.00pm				
ļ	Chairman Stephenson o	pened the public hearing	on the proposed zoning changes for 2015.			
			ify questions that have risen with the administering of the			
	newly adopted Accesso	ry Dweiling Unit (ADU)	ordinance approved in 2014.			
	Ouestion 2. If approve	d, this change provides a	a basic regulatory framework for solar energy projects All			
	Question 2. If approved, this change provides a basic regulatory framework for solar energy projects. All roof mounted systems and most ground mounted systems will not require Zoning and Planning Review.					
		Larger ground mounted systems and most ground mounted systems in the Village Residential zone would				
	require Zoning and Planning review.					
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	Question 3. If approved, this change will make it clear that all swimming pools, hot tubs and spas will have					
	all required barrier options permitted by the town's building code available to them. As a result of the change the town will not be more prescriptive than the building code.					
	change the town will he	t be more presemptive un	an the bundling code.			
	There were no member	There were no members of the public wishing to comment on question #1 and #3. The Planning Board				
	being done with these directed that they be forwarded to the Town Clerk for inclusion in the 2015 town					
	warrant.					
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	Question 2. Solar energy projects: The Planning Board has received several comments from local residents on this proposed addition to the zoning change. See attached. The goal of the regulation is to provide a					
	very basic framework for the review of solar projects in excess of 7kw, ground mounted systems being of					
			ghue of Norwich Technologies attended the hearing. Terry			
	feels that the regulation	is not necessary, but if o	one is to be put in place, it needs to be done very carefully			
		so as not to discourage solar investment. The Board spent the rest of the night continuing to workshop the				
	draft. Making changes to height and size limits for when regulatory review would be triggered. Steve					
	Halleran was asked to seek guidance from our local regional planning commission with reviewing the latest					
	draft.					
	The public hearing on	question #2 was recessed	ed until Tuesday January 20 th , the Planning Board's next			
	meeting.	1				
	The meeting was adjour	rned at 9:55pm				
			Long Other Longer Chain			
	Stanhan Hallaran					
	Stephen Halleran		Jane Stephenson Chair			

1	MIN		AINFIELD PLANNING BOARD				
2	Meeting						
3	February 16 th 2015 Meriden Town Hall						
4	wieriden Town Hall						
5 6	Members Present:	Mike Sutherland	Elise Angelillo				
7		Jeff Albright	Steve Halleran, alt				
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10	The meeting opened at 7:00pm						
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13	As a result of the several Monday snow storms, this was the first Planning Board meeting since early January. Acting Chairman Mike Sutherland opened the meeting with the approval of the January 5 th						
14 15	minutes.	man Mike Sutherland of	pened the meeting with the approval of the January 5				
15	minutes.						
17	Mike explained to Stev	ve Ladd Co Chair of the	energy committee that the purpose of this meeting was to				
18	perform a final review of the proposed solar ordinance. The final version resulted from some minor						
19	changes at a workshop on January 19 th and was forwarded to the Town Clerk on February 3 rd by the						
20	Zoning Administrator. None of the changes were viewed as substantive. However, as the January 19th						
21	workshop did not have a quorum of board members present, the Planning Board needs to a record a vote						
22	accepting the minor changes and the resulting final version of the proposed ordinance. The town's official						
23	warrant has not yet been posted by the Selectboard. The zoning change, in its current and final form has						
24	been posted on the town's website for the last two weeks and included the minor clarifications that came of						
25 26	the RPC review. Steve Ladd noted that the energy committee feels that the Planning Board has been very						
20 27	responsive to concerns raised during the hearing process and that the final regulation is simple and clear. He noted, when asked, that the only language that seems a little daunting is the possible need for a						
28	decommissioning bond for commercial scale projects. He agreed that nothing in the ordinance should						
29	discourage home owners from moving forward with residential solar installations.						
30							
31	Member Angelillo moved to approve the final form of question #3 as proposed by the Planning Board for						
32	March Town Meeting. The motion was seconded and voted in the affirmative.						
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34	The meeting adjourned	at 7:30pm					
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36	Submitted,						
37 38	Stanhan Hallaran		Miles Sectional Asting Obeing				
38 30	Stephen Halleran		Mike Sutherland, Acting Chair				

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