

HOLLIS PLANNING BOARD MINUTES

May 17th, 2016

“Final”

- 1 **PLANNING BOARD MEMBERS PRESENT:** Cathy Hoffman – Vice Chairman, Doug
2 Cleveland, R. Hardy, Brian Stelmack, Chet Rogers, and David Petry, Ex-Officio for
3 Selectmen (phone)
4
- 5 **ABSENT:** Dan Turcott – Alternate.
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- 7 **STAFF:** Mark Fougere, Town Planner; Wendy Trimble – Planning Secretary
8
- 9 1. **CALL TO ORDER:** The Vice-Chairman Cathy Hoffman called the meeting to
10 order at 7:00 pm.
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- 12 2. **APPROVAL OF PLANNING BOARD MINUTES:**
13
- 14 R. Hardy moved to approve the minutes of April 19th, 2016. Motion seconded by D.
15 Cleveland. All in favor, none opposed.
16
- 17 3. **DISCUSSION AND STAFF BRIEFING:**
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- 19 A. Agenda Additions and Deletions – File #2806 Proposed Site Amendment for the
20 Hollis Montessori School tabled until June 21st, 2016
21
- 22 R. Hardy made a motion to table File #2806 Proposed Site plan amendment for the Hollis
23 Montessori School to expand occupancy of the school from 120 students to 200, increase
24 staff, expand the number of parking spaces and improve traffic circulation, until June 21st
25 2016. Motion seconded by D. Cleveland. All in favor none opposed.
26
- 27 B. Committee Reports – Conservation Commission - Annual Roadside cleanup
28
- 29 C. Hoffman wanted to announce the Conservation Commission had, this past weekend held
30 their annual roadside cleanup. She wished to pass on her thanks to all the residents and
31 groups in town who had participated in this very successful cleanup. A special thank you to
32 Eliza Decoure for organizing the publicity and volunteers so well. Also a special thank you
33 to Joan at the Transfer Station for allowing the group to set up from there. The town is now
34 much cleaner thanks to all the volunteers.
35
- 36 C. Staff Report – None
37 D. Regional Impact – None
38
- 39 4. **SIGNATURE OF PLAN** – None
40
- 41 5. **Election of Officers; Chair and V. Chair**
42
- 43 D. Cleveland nominated C. Hoffman as Chair of the Planning Board. R. Hardy seconded. All in favor
44 none opposed.
45
- 46 R. Hardy nominated D. Cleveland as Vice Chair of the Planning Board. C. Rogers seconded. All in
47 favor none opposed.
48
- 49 D. Turcott is now a full member of the Planning Board.
50

6. **File #2806 – Tabled until June 21st 2016**

7. **File #2807 – Proposed conditional Use Permit and site plan for the installation of a Ground Mounted Solar Energy System**, 140 Ridge Road, Map 7 Lot 37, R/A Residential Agriculture. Applicant: Tolemac Solar, LLC & Owner: Frank Grossman. **Application acceptance & Public Hearing.**

W. Trimble explained the applicant is proposing to install two ground mounted solar fields on their property. This area is an open field at this time. The arrays will be 85 feet x 135 feet (11,475 square feet in area) and an adjoining array 144 feet x 85 feet (12,240 square feet in area) which are 223 and 163 kW respectively. This solar array will be providing energy to neighboring homes and Beaver Brook. The Solar Energy Ordinance limits the size of this type of array system to no more than 20% of the lot area for lots 3 acres or larger. The subject site is 6.98 acres and the system meets the maximum area requirements. (Proposed area is 24,500 square feet; maximum area allowed is 43,560 square feet.) The panels will be 5 – 8 feet off the ground, below the required 10 foot height limit.

W. Trimble also explained a small shed is proposed to house equipment and landscaping is proposed to the south side to shield the proposed units. In addition, the front lot area will be contoured to create a natural looking barrier from the road; with the proposed units located below the elevation of the roadway. Fencing is also being considered along the property line. The applicant is requesting a waiver from the Site Plan requirements that the plans be drawn by a licensed engineer or surveyor.

The proposed use is allowed by a Conditional Use Permit which requires further findings to be met. These are listed (a) – (f) in the Solar ordinance.

It was suggested the Planning Board should consider conducting a site walk to obtain a clearer understanding of the proposal. The applicant has staked the field showing the location of the berm, landscaping and solar units. If there are to be any lighting this should be noted onto the plan. Also the Board must make a decision relative to the waiver of the plan drawn by a licensed engineer or surveyor.

C. Hoffman asked if the board felt the application was ready for acceptance. R. Hardy stated he had a few concerns about the plan and its scale, etc. However he said it could be addressed during the meeting. D. Cleveland stated the site walk would be a good idea. This was discussed and the board agreed that June 21st at 530 pm would suit everyone. This will be just before the next Planning Board meeting.

D. Petry had a few questions regarding the application. He wanted to confirm that it met all the requirements of the new ordinance and the Rural Character ordinance. C. Hoffman stated that the only waiver being requested was relative to the plan being drawn by a licensed engineer or surveyor. D. Petry also wanted to confirm if this was being submitted as a residential application or a business application. The name of the applicant was confusing and it is called Tolemac Solar LLC. D. Cleveland said it was residential but for more than one resident. C. Hoffman said that could be clarified during the presentation.

R. Hardy made a motion to accept the application for consideration. B. Stelmack seconded. All in favor none opposed.

100 F. Grossman, 140 Ridge Road, approached the podium. He explained the reason for the
101 name Tolemac Solar LLC. The LLC has only one member, and this is Cathy Grossman
102 Trust. This was done because with Group Net Metering you sign contracts with different
103 members, so by putting it as LLC gave protection from field agreements. There is only one
104 member and that is the property owner.

105
106 F. Grossman introduced the application and the reasons behind it. The aim of this large
107 system is to help offset as much carbon as possible. Its projected offset is approximately
108 230 tons of carbon per year. The other goals came from listening to the Planning Board
109 during setting up the solar ordinance/regulation. The three main things that were
110 highlighted were screening, safety and listening to neighbors. He addressed each of these
111 individually.

112
113 Firstly he addressed screening. The system that has been proposed by the installer is a nice
114 system and he was able to show some photographs of similar systems already in place. It is
115 around a 5 foot system and this will be nicer to screen. Along the front he proposes to put a
116 3 foot high berm. This will keep it the same character as the field is today and you will not
117 be able to see the solar installation from the road.

118
119 From a safety issue, the system has a number of safety features. Craig Bell from Solar
120 Source will talk more about these also. From the DC side it runs at 60 volts, so if someone
121 decided to be malicious it is lower voltage and these panels, unlike a number of panels, shut
122 off if there is no signal coming from the inverters to them. If someone cuts a wire it cuts off
123 power.

124
125 F. Grossman stated that with talking to the neighbors, they originally proposed to plant a
126 hedgerow on the south side; however the neighbors suggested they would not like to see the
127 system at all from the very beginning, and a fence is now proposed along that area. Going
128 up towards Ridge Road, the system will be dug into the hill some so it will be easier to
129 screen. He feels that they have addressed these main concerns from the neighbors and also
130 with the regulations.

131
132 D. Cleveland asked F. Grossman to confirm the neighbors as they were not shown on the
133 plan. He explained they were normally identified on the plan.

134
135 R. Hardy expressed concern on the scale of the plan. He stated that typically when a plan is
136 submitted, there would be a written scale and a dimensional scale. C. Bell explained it
137 would depend on what size sheet was printed. R. Hardy would like this detail on the plan to
138 help workout the actual size. D. Cleveland referred to the request for the waiver, suggesting
139 that if the waiver was granted then the engineered and surveyed plan would not be provided
140 and just how much of this information would be required. R. Hardy said we need more
141 information and it needs to be accurate and he would not be in a position to grant a waiver
142 tonight. D. Petry stated we would have the ability to go back and ask for more data if we
143 don't feel that what the applicant has submitted is sufficient.

144
145 B. Stelmack was concerned about the transformer on the plan shown as it is within the
146 setback. F. Grossman explained that the transformer was already there and it will be
147 replaced by a new transformer. B. Stelmack suggested that noting it as an existing
148 transformer on the plan would be helpful.

149
 150 D. Cleveland queried from the plan, the wire from pole 41 to the new raiser pole, and the
 151 proposed new primary underground route which goes to the utility transformer T1, and
 152 then it looks like another line to F. Grossman's home, and another line that apparently goes
 153 off to another home behind the application property. F. Grossman explained that presently
 154 the electricity goes diagonally through the lot to the transformer, and Eversource would not
 155 allow them to build on top of this. After much going back and forth, checking easement etc,
 156 an agreement was reached to clean it up and bring it down the driveway. He will be
 157 retrenching it around the lot and the original wire going through the lot will be abandoned.

158
 159 Kathy Grossman, 140 Ridge Road, approached the podium to explain how they have been
 160 working with the neighbors. From August 2015 they informed all the neighbors from 117
 161 Ridge Road to 205 Ridge Road, knocking on their doors, speaking to those who were in,
 162 leaving fliers or she called them later. The neighbors were invited to an informational
 163 meeting about this and the feedback she got that day ranged from its your property do what
 164 you want, or they had no problem with it or they were enthusiastic about the project and
 165 wanted to join in the Group Net Metering group. Then another meeting was held, one
 166 abutter stated they did not want to see the solar panels, and another abutter asked that
 167 some plantings get planted along the driveway. Last month the abutters were invited to
 168 another meeting to tell them about the proposal and to this gave them the opportunity to
 169 listen to their questions and concerns. One question was what would it look like and one
 170 concern was that the proposed plantings would take some time to grow and they would still
 171 see the solar panels, and they would like a fence. Since this meeting they have researched
 172 fences and have added a fence to the plan, so people now walking or driving in and out of
 173 the driveway would not be able to see the solar panels. They are currently working with one
 174 of the abutters at present to decide on some plantings to soften the look of the fence as they
 175 would prefer plantings. After the contractor had laid out where the berm and solar panels
 176 would be, and where the fence along the driveway would go, the abutters where invited to
 177 walk on the road and driveway with them. One abutter drove along it and could not see
 178 anything; another walked with them and was satisfied with the solution. A concern
 179 expressed at this meeting was that the solar panels would have an adverse affect on their
 180 property value when they go to sell. After this concern was raised a number of realtors and
 181 appraisers were contacted and none felt this project would affect the surrounding property
 182 values. K. Grossman read from a letter received from one realtor. This realtor, Sharon
 183 McCaffrey, is a long term resident in Hollis and is an experience and well respected realtor
 184 in town. It read "*I have been requested by Frank and Kathy Grossman of 140 Ridge Road
 185 Hollis, NH to provide a letter of opinion regarding the impact of installation of solar
 186 energy systems, as adopted by the Town of Hollis, March 2016. ... It is my opinion that
 187 any installation, according to town regulations, of solar energy systems would not be
 188 detrimental to adjacent property values or the rural character of the area. I have also had
 189 the opportunity to discuss this position with an independent fee appraiser and they have
 190 concurred that an addition of ground mounted solar panels would not have any impact on
 191 value of any nearby properties.*"

192
 193 Craig Bell, Solar Source approached the podium. He began by introducing the company is a
 194 division of The Melanson Company based in Keene, with offices in Keene, Bow, Vermont in
 195 Bennington and Rutland and Williston Vermont. Solar Source was started in 2006 by John
 196 Kondos and purchased by The Melanson Company in 2010. A statement of qualifications
 197 and experience was provided to the Planning Board.

198

199 C. Bell showed a photograph to the board which gave them a visual of the project. He
200 explained the Ten K system is different from your typical solar panels, they are 192 half
201 cells, they are wired in both parallel and series, and this means it mitigates any shading or
202 localized damage from snow cover, where by having the panel in landscape format there will
203 be at least 2/3 part of the panel still working after snow slipping. Also, the system does not
204 exceed 60 volts DC which is good safety. Each panel has internal electronics that helps it
205 perform to the maximum findings. And if there is any interruption in the line, the system
206 shuts down and the DC voltage is stopped within the panel. For example a typical series
207 wired panel system, even if you shut the system down, and even though the NEC code says
208 you need to have a rapid shutdown, as long as sun is hitting the panels these panels are still
209 producing potential DC current in those lines.

210

211 The panels are mounted on steel piles, or they can be ballasted or roof mounted. C. Bell
212 stated they plan on using W6x9 steel piles that are primarily pile driven into the ground
213 with approximately 3 feet of pile above the ground. The depth will depend on the soils and
214 this will be determined once the project begins. There will be test pits done, also a geo
215 technical person on site will take samples and determine what the soils are and what depth
216 of penetration is needed. Another professional organization will verify those depths based
217 on localized snow loading and wind uplift. The aluminum rails seen in the photos are part
218 of the TenK system, typically two piles per rail, and the angled panels on the backside are
219 reflective units that increase the production of the system. He explained that sunlight
220 reflects off the back panels and increases the light on the adjacent panel.

221

222 C. Bell went on to explain that micro inverters system for this proposal will have 507 panels.
223 He handed the board a one page specification sheet which listed the specifications of the
224 panels, the site and other activities.

225

226 B. Stelmack asked the life expectancy of the panels and how the reduced production can be
227 detected. C. Bell explained this in detail referring to RIB (Redundant Inverter Bus) and
228 stating that defects is trumped by production.

229

230 The site specific information was as follows:

231

- 232 • *The solar array has a footprint of about 26,000 ft² (29,000 ft² with stone boarder)*
- 233 • *The estimated area of disturbed soil is 40,000 ft² (including berm enhancement)*
- 234 • *Upgrade transformers in utility service section of upgraded primary voltage lines*

235

236 D. Petry asked for the size of panels and area of site to be verified.

237

238 B. Stelmack asked C. Bell to explain the difference in the size of transformer that is 167.0
239 KVA transformer and how it compares to standard household transformer and if this has an
240 impact. C. Bell explained this varies and is hard to compare.

241

242 C. Rogers asked if there were any similar installation that could be viewed. Swansy would
243 be the closest. It is the same panels, but half the size. He also asked if the site would be
244 staked out. It is already.

245

246 D. Petry asked how many new telephone poles are to be installed. F. Grossman explained
two poles, not full poles, one is right behind pole #40 as Eversource does allow them to go

right off their raiser pole and this will be right behind it as this would avoid it looking different. There will be one short pole right where F. Grossman will bring off the electric for his house and the archers house, right next to pole #41. The pole behind #40 will not be in the right of way. The other pole position will be the decision for Eversource, and if they want it to be in the right of way then they will need to do a scenic road application.

F. Grossman showed a variety of photos and software images of the proposed application. C. Rogers asked the height of the fence along the south driveway. F. Grossman confirmed it would be 6 foot for part of the way and the rest would be 8 foot high. D. Cleveland asked for the rock wall and fence, and any features relevant to the application to be depicted on the plan.

C. Hoffman opened the public hearing.

Paul Seidenberg, 148 Ridge Road approached the podium. He is an abutter and began by saying he appreciated what the Grossmans were doing to help the carbon footprint of this world, and supplying power to other people. He stated the carbon footprint in the world at present is something like 9.795 Gigaton; one gigaton is equivalent to 1 billion tons of carbon. The impact of this project is minuscule, it is something but in the state of the nature of the world it is nothing. He explained his background, he is a Project Executive for Middlesex Corporation Energy Division, and he is in charge of all the energy products from natural gas to solar and wind. He understands the concept and what they are trying to do. But he has issues with the visual impact, the fence is better than looking at the 500 panels, but it is not what he would like to look at. He strongly advised that the waiver is not granted and that an engineered plan is provided to ensure that they build what they say they are going to build. It would be the only accountability that the town and the abutters have to ensure the project is done properly. He asked how many h-piles would be used for this project, and driven into the ground. C. Bell confirmed 280 steel piles will be used. P. Seidenberg, was concerned that no geotechnical information had been developed yet either. He said this would be needed to fully understand the impact of driving 280 steel piles into the ground. The soil conditions are needed to understand the bearing capacity to know what he has to drive, how deep he has to drive and what the blow counts will have to be to get the pilings down. He wanted to see the seismic information because if they get into bedrock and they hit bedrock the vibrations will travel, the distance of which will depend on the force of the blows to the pile and what the ground conditions are. If a neighbor is feeling the vibrations, and should he have any form of structural problem with their foundation then it will crack. He stated that minimally, during constructions such as this, whenever you are driving piling a survey will be done to all the neighboring properties, within the proximity to get an inside and outside view of the foundations, to know if there would be any damaged caused by driving the piling. This concern just came to him tonight.

Another concern was the amount of soil to be disturbed. P. Seidenberg stated that 40,000 sq ft of soil is to be disturbed and as the property is boarding on wetlands, he would like to know what erosion control plan is. What measures are in place and who will enforce them. He explained he had moved here a few years ago, to live behind a beautiful apple orchard in gorgeous town in a lovely setting. And now he finds out that he will possibly be living next to a solar farm. He read the definition of ‘solar farm’ as an installation or an area of land in which a large number of solar panels are set up in order to generate electricity. The electricity is not for the Grossmans, it is for others, which in itself is a wonderful thing, but

it is a power plant. He defined a power plant as an installation of where electrical power is generated for distribution. It's not for personal consumption – it is for distribution. What is being planned to be constructed is a system planned on distributing power to others. So it is a plant.

He discussed this with the Grossmans, and there were two things he asked for. One was the fence. He would like more detail on the berm, such as will it be compacted in place, will there be construction material on the bottom, will it weep, will there be organics in it, what will it be planted with, what will stabilize it and what will it look like finished and will it be maintainable. All these questions need to be answered as the neighbors have to live with it and pass it on Ridge Road.

He understood that the Board had been given a letter from a realtor. He also had a realtor visit his property and he could get a letter that will say the opposite. If you can see the panels, it will reduce your property value as no one wants to live next to a power plant. He is opposed to this application. He suggested building an example of the panels to get a proper view rather than look at bean poles.

Diane Mattock, 168 Ridge Road, approached the podium. She has solar panels on her roof, and likes the ability to produce electricity. Both she and her husband support this application. It will help them reduce their electric bill. She would prefer the screening with the trees rather than the fence, and she trusts the Grossman's to do whatever they need to do to make it look good. It is also a great thing that he will offset the cost at Beaver Brook. It may be a power plant but she is happy to live next to it.

Paul Archer, 146 Ridge Road, approached the podium. He explained he is the other neighbor that will be driving down the driveway. His house sits far enough back that he will not be looking out on the panels. It will not bother him. He feels that after a couple of months he will probably not even notice the fence. He totally supports the application, as it is not in his vision.

Eliza Lecours's, a Hollis resident, approached the podium. She applauds F. Grossman's effort towards reducing the carbon footprint. It's a start. She defines rustic and rural, solar and sustainability. She feels if we turn this application down, then we are saying no to solar. She feels that F. Grossman will be honorable and not short cut and he will do it justice. She is 100% for this application.

Doug Sattler, 92 Irene Drive, approached the podium. He asked what the waiver was that was being requested. C. Hoffman explained that the waiver was for a detailed engineered plan. The plan needs to have a lot more information including a scale. D. Sattler questioned whether or not the building department will need a set of plans and drawings for a system of this size stamped by a registered engineer in order to provide permits to construct. This is something to consider. He understood the nature of the waiver was to consider the plans provided for the purposed of the Planning Board decision, but he did not think the applicant would get a set of building permits and electrical permit from the building department without a stamped set of engineered plans. His second question was based around the commercial nature of this application. His understanding is that the system will be constructed and a portion of the electricity will be consumed by the Grossman's and Beaver Brook, and another portion by another property owner/neighbor.

F. Grossman was asked to answer. He explained this is a group net metering system authorized by the Public Utilities Commission, and normally you would have net metering where you would be reversing your own meter, and they allow you to put together a number of meters as long as you do not produce more than what those meters together produce. They have a definition of a power plant and a commercial operation that is very different from these. These are residential under the Public Utilities Commission. So with that explanation, D. Sattler asked is the owner a Limited Liability Company going to be compensated by the neighbor and Beaver Brook for providing that electricity. F. Grossman explained that the way the Group Net Metering works, the provider gets paid by Eversource and then any portions they want to portion out gets given to the people in the group. They are not required to output anything but they can. No money comes to the owner other than from Eversource from the power that is generated. D. Sattler recapped saying it is very similar to a standalone net metering system scenario. His last question was regarding the life of this project, he referred to it as a very long lived asset, the panels are warranted for 25 years, and he wondered what happens at the end of its useful life and how the end of its useful life is determined. Within the ordinance adopted by the town it is stated that if it stopped for 12 months then it is the property owner's responsibility to remove it.

Jack Law, 64 Richardson Road approached the podium. He talked about other residents in Hollis who had installed solar panels for hot water 25 years ago. These panels are visible and have had no impact on property values. He is sure that it will not affect property values in Hollis.

Jeff Peters, 33 Deacon Lane approached the podium. He asked why they were asking for a waiver. What is the reason for not wanting to draw up professional plans? F. Grossman answered by saying it was going to cost between \$20,000.00 to \$25,000.00 to have an engineered plan drawn up, and he felt that staking out the areas of the berm and the placement of the panels would be clear and allow everyone to see where it was, that it was not near a property line, and all the site photographs were shot with engineering from the point of view of distance and heights. He would like to apply this money saved to plantings.

John Sias, 43 North Pepperell Road approached the podium. He stated it is evident to all of us that we are becoming more dependent on fossil fuels and this is detrimental to us and everyone who follows us. It is not easy being a pioneer, and he is very proud that this endeavor is in this community, and it is a wonderful thing that we will be proud of.

Janet Griffin, 50 Milton Place approached the podium. She stated that the amount of carbon reduced by this is significant and beneficial. She has confidence that the plans can be scaled and printed accurately without the cost of engineered plans.

Paul Happy, 140 Broad Street approached the podium. As a resident he looks at the duty as the Planning Board, to find ways to minimize the cost for him as a resident to do what he wants on his property. This would be to approve the waiver, to reduce the cost of needing an engineered plan. He would expect this burden and duty to be seen as this is what he would expect from the board.

C. Hoffman closed the public hearing.

R. Hardy still feels the plan is inadequate. The scale and details need to be shown. He listed fence, height of the berm, planting, cuts and fills, basic materials that we ask for and the town voted on the proposal that the Planning Board has accurate information and requirements from the ordinance. It the Board's responsibility to make sure we have the correct amount of information.

D. Cleveland suggested that giving us more information will help avoid more questions, and prevent this application lasting for months.

B. Stelmack was concerned about the number of piles that were being driven into the ground. Maybe we need more information on this. C. Hoffman suggested we maybe need to ask the town engineer to look at the drainage issues also.

C. Bell explained the piles are 6 inches by 4 inches. Fence posts are driven by the same process. Rather than digging they will be pile driven. C. Hoffman asked how deep they go into the ground. C. Bell stated it varies depending on the soils. Some other projects have been 10 feet into the ground; others are 6-8 feet in the ground. This will depend on when they get their test holes dug and the soils samples taken, the geotech determining what those soils are, what the properties are and this information gets fed to the structural engineering groups who determine based on the soils, the snow loading in the area, the wind in the area, what the length they have to be in the ground.

C. Hoffman asked if the board members needed the soil information at this stage. The general census was if they are going to do it anyway then yes. However the applicant said he would if he was assured he would get approval. Again it is a costly procedure. F. Grossman added driving pylons is not uncommon, although he appreciates that he wants to get the board as much information as possible. He added that if they hit something solid there is an option such as a cement block can sit on top of the ground.

D. Cleveland added that the applicant has heard all the comments and questions raised during the meeting. If they can return with the answers to each of these, that would be helpful. He also wanted to confirm this is a fixed system which it is.

C. Rogers asked the approximate cost of this system. F. Grossman was hesitant. C. Rogers explained the reason for the question was to work out if the cost of the engineering plan significant to this application cost. F. Grossman felt it is significant and would expect the cost to come in around \$500,000.00 and he would rather have the \$20,000.00 to spend elsewhere.

R. Hardy asked if the Planning Board will have all this information before the site walk. F. Grossman said he could have the plans scaled, with the fence and berm details. F. Grossman also wanted to mention the wetlands query that was raised, and confirm there are no designate wetlands.

C. Hoffman announced to public that all further written questions and comments can be submitted to the Planning department as the Public hearing is now closed. Also, the site walk is a public meeting open for all abutters and residents to attend although they are unable to comment.

442 D. Cleveland made a motion to continue file #2807 to June 21st site walk meeting at 530
443 pm, at 140 Ridge Road Hollis NH. This will be prior to the Planning Board meeting at 7pm.
444 B. Stelmack seconded. All in favor none opposed.
445

446 **Planning Board Alternate appointments**
447

448 There were three applications received for the alternate positions on the Planning Board.
449 The Board took this opportunity to speak to each one, and ask them some questions.
450 These were Jeff Peters, Ben Ming and Bill Molsey. All three were keen to become alternates
451 on the Planning Board.
452

453 C. Hoffman made a motion to recommend to the Selectmen that all three are appointed as
454 Alternate members to the Planning Board. C. Rogers seconded. It was agreed that these
455 will be staggered terms. All in favor none opposed.
456

457 B. Stelmack thanked both Cathy Hoffman and Doug Cleveland for taking the roles of
458 Chairman and Vice Chair on behalf of the Planning Board Members.
459

460 D. Petry made a non debatable motion to adjourn the meeting. B. Stelmack seconded. All in
461 favor none opposed.

462 The meeting was adjourned at 8:50 PM
463

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465

466 Respectively submitted by,
467

468

469

470 Wendy Trimble
471

Planning Secretary

Town of Hollis, NH

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