

**RECORDS FROM FIELDTRIP
HB 1579 COMMISSION TO STUDY LAND DEVELOPMENT
REGULATIONS AND THE EFFECTS OF LAND DEVELOPMENT
WITHIN UPLAND AREAS THAT MAY AFFECT WETLANDS AND
SURFACE WATERS OF THE STATE**

July 20, 2009 * 1:00 PM
MOUNT WASHINGTON RESORT
PRESIDENTIAL WING – MOUNT WASHINGTON BOARD ROOM

Commissioners Present:

Chairperson Representative Sue Gottling, NH House of Representatives, member of the Resources, Recreation and Development Committee
Peter Stanley, representing NH Association of Regional Planning Commissions
Charles Miner Jr., representing NH Fish and Game Department
Mike Brunetti, representing Business and Industry Association
Paul Morin, representing Home Builders and Remodelers Association of NH
John Doran, representing NH Association of Realtors
Rene Pelletier, representing NH Department of Environmental Services
Jasen Stock, representing NH Timberland Owners Association

Other Attendees:

Representative Judith Spang, NH House of Representatives
Bruce Berke, Mount Washington Resort/Sheehan Phinney
Dana Bisbee, Mount Washington Resort
Eric McMurray, Mount Washington Resort

I. ROLL CALL AND INTRODUCTIONS

Chairperson Gottling called the meeting to order at 1:00 PM.

II. APPROVAL OF MINUTES FROM JUNE 15, 2009 MEETING

Because a quorum was not present, minutes from the previous meeting could not be approved.

III. PRESENTATIONS

Mr. Brunetti gave a presentation entitled, “ HB 1579 Commission” The presentation is available online at:

http://www.nh.gov/oep/legislation/2008/hb1579/2009/documents/072009_presentation.pdf

Discussion:

- Bisbee –
- Conservation easements placed on open space
- Federal agencies wanted more protection
- The developer is in control of the entire project until its completion
- the open space is fully conditioned in the local approvals and is enforceable by the municipality
- Agency input was adequate
- A better defined process is not needed, the process was very collaborative

- Holes in the current process could be resolved with more collaboration
- Brunetti – Developers would love to have input that indicates the number of units that will be allowed *before* buying land
- Brunetti – We met regularly with all agencies and local boards to make sure they didn't lack a key approval while getting others
- Stanley – What scale was Fish and Game review?
 - Miner – Looked at broader context. DES looked at watershed (holistic approach)
- Pelletier – Economic benefits vs. resource protection=very fuzzy. If the environment is all that matters than no development is reasonable. But if it less critical, then “the benefit of the State of NH” has more influence.
- Pelletier – If the prospective developer haws a P&S, then [DES] will work with him (even with no ownership). There would be no formal delineation of wetlands (most probably), so the validity of the conclusions would be weaker. DES could not in any of this with no P&S.
- Brunetti – Development has been postponed until next Spring or until the market improves.

IV. TOUR OF ROOFTOP TERRACES

V. ADJOURNMENT