

**APPROVED**

**Town of Grantham  
Open Space Committee Meeting Minutes  
August 6, 2015**

Thain Allan called the Open Space Committee meeting to order at 8:35 a.m. in the Town Hall located at 300 Route 10 South, Grantham, NH 03753.

Members Present:

- Thain Allan, Chair
- Allen Wilson, Vice Chair
- Craig McArt, Secretary
- Conrad Frey, Zoning Board of Adjustment Chair
- Charlie McCarthy, Planning Board Vice Chair

Member Absent: Susan Buchanan, Grantham Conservation Commission

Members of the Public: None

**Approval of Minutes**

A motion to approve the minutes of the June 3 meeting was made by Mr. Wilson and seconded by Mr. Frey.

*Unanimously Approved*

**Old Business**

None

**New Business**

Discussion identified nine major elevations in Grantham and produced designations of those with vistas from their heights of elevation as well as those that constituted scenic landmarks as seen from a distance.

| <u>Hill</u>           | <u>Vista View</u> | <u>Scenic Landmark</u> |
|-----------------------|-------------------|------------------------|
| Sherman Hill          | Yes               | Yes                    |
| Barton Hill           | Yes               | Yes                    |
| Dunbar Hill           | Yes               | No                     |
| Grantham Mountain     | No                | Yes                    |
| Howe Hill             | No                | No                     |
| Burpee Hill           | No                | No                     |
| Sugar Hill            | Yes               | Yes                    |
| Sargent Hill          | No                | Yes                    |
| Little Mt. Washington | Yes               | No                     |

Mr. Wilson’s question about zoning with regard to open space, which was brought up at the June meeting, was reviewed. This discussion unveiled an understanding that the present Master Plan Committee is inclined to encourage development of Grantham’s commercial potential while still including the previous plan’s emphasis on preserving rural character in the town. Mr. Frey

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maintained that because little land was zoned for this, BD0 industrial zoning would have to be extended by converting more RR residential zoned land. There was agreement that Grantham's topography and location placed significant limitations on development of commercial potential.

Mr. McArt's draft of Open Space Bullet Points for Master Plan as recommended by David Wood in the June meeting with the Conservation Commission was reviewed and agreed upon. It would support the Committee's recommendation that, providing it receives approval of the Select Board, it develop an Open Space Protection Plan for inclusion in the town's Master Plan Update. Additional initiatives about what the town should do to conserve open space suggested at the June meeting were recalled by Ms. Buchanan in an email, since she was unable to attend the meeting:

1. Adding more members to the Conservation Commission and/or creating a permanent Open Space sub committee dedicated to monitoring Grantham open space properties that are listed on the market and may potentially be developed, and to conversing with local land owners about options and opportunities for, and benefits of different conservation vehicles (e.g., selling, donating, putting a conservation easement on a property)
2. Identifying an area of town where conserving open space would provide the most benefits (e.g. by connecting other conserved lands, and bridge habitat corridors)
3. Recommending that the town set a goal to acquire some percentage of space in Current Use designation.
4. Changing zoning ordinances to promote conservation of open space.

The next meeting will include preparations for the Committee's presentation of its progress as well as its request for modification of its charge at the Select Board meeting on September 23.

### **Adjournment**

A motion was made by Mr. McCarthy and seconded by Mr. Wilson to adjourn the meeting at 10:15 a.m.

***Unanimously Approved***

The next Open Space Committee meeting will take place on September 3, 2015 at 8:30 a.m. in the Jerry Whitney Memorial Conference Room at the Town Hall.

Respectfully Submitted,

Craig McArt,  
Secretary