

Lyme Planning Board Minutes
9/9/2021

Board Members and Staff Present: John Stadler, Chair; Tim Cook, Vice Chair; Eric Furstenberg, Member; Rich Brown, Alternate; David Robbins, Planning and Zoning Administrator.

Board Members Absent: Ben Kilham Select Board Representative; Vicki Smith, Member; David Van Wie, Alternate;

Members of the Public Present: Mark Bolinger, Energy Committee Representative.

Item 1: Public Hearing – Master Plan Energy Chapter Update.

The Board held a public hearing on the proposed Energy Chapter.
John appointed Rich Brown to sit for Member Smith as she was not in attendance.

Mark Bolinger was the only member of the public present with the exception of someone listening in on the Zoom session who did not identify themselves.
John asked if the Board had any questions for Mark or any comments on the Energy Chapter. There were none. John asked Mark if he had any comments or questions. He had none. John then asked the member of the public on the phone if they had any questions or comments. They did not respond.

John then moved to adopt the proposed Energy Chapter to replace the current Energy Chapter in the Lyme Master Plan.

Tim seconded the motion.

John noted that member Smith had expressed to him and the Zoning Administrator in an email that she supported the approval of the new chapter.

Eric suggested that before the Board voted, they might want to wait and see if any additional members of the public were to attend. The Board agreed to wait.

While the Board waited, John asked Mark Bolinger if he or the Energy Committee had any specific ideas on how Zoning could be changed to promote solar use.

Mark noted that the Energy Committee had discussed lot coverage limitations. They believe that ground mounted solar systems should be exempt from the lot coverage limitation as the mounting for the panels take up a much a smaller space and are more easily removed than most other structures. He suggested that the Board only consider the mounting points in the ground as additional lot coverage

The Board discussed splitting solar energy generation into up to three different forms: home use as an accessory use, group net metering systems and commercial systems. John, noting that the structures associated solar generation as an accessory use, are currently treated the same as any other structure, suggested that the Board could concentrate its efforts on group metering and commercial use and allow solar as an accessory use to continue as it currently does.

John asked that all the Board members write up an outline of their favored approach to regulations for solar installations while also noting the down side of those proposed regulations. He asked that the members be prepared for discussions of their approaches at the next meeting.

As it appeared that there would be no additional attendees to the public hearing, John called for a vote on his earlier motion to adopt the proposed Energy Chapter to replace the current Energy Chapter in the Lyme Master Plan.

All four members voted to approve the motion.

The meeting adjourned at 8:32pm

Respectfully Submitted,
David A. Robbins
Lyme Planning and Zoning Administrator.