

# APPENDIX J

## 1991 MASTER PLAN GOALS AND OBJECTIVES

## VII. GOALS AND OBJECTIVES

Moultonborough desires to grow within the capabilities of the town's resources in a manner that is in harmony with the natural environment and municipal services. The town wishes to avoid sudden spurts of rapid residential growth and minimize the impacts of all growth on the town's rural character.

### 1. Population

#### General Goal:

- Plan for reasonable residential and nonresidential growth, so that the increased demand on services does not necessitate a significant increase in the tax rate, does not alter the town's rural character or its cultural and natural assets.

#### Objectives:

- Seasonal Population Record Keeping  
It should be town policy to maintain records which will better determine the town's seasonal population. The use of municipal facility sticker applications, tax bills and building permit information can be used to prepare a comprehensive record keeping system.
- Interagency Cooperation  
It should be town policy to coordinate town population data with the Moultonborough School System, the Lakes Region Planning Commission, N.H. Office of State Planning and the U.S. Census Bureau.
- Tracking of Population Age Groups  
Upon receipt of 1990 census data, the town should determine the changes in population age groups and plan for their impact upon community facilities and services in the future.

### 2. Housing

#### General Goals:

- Provide a more diverse housing stock, one that would permit individuals of all income levels the opportunity to live in the community. Future locations of residential development should be closely monitored and regulated to protect existing natural resources from significant impacts associated with development.
- Encourage future residential development only in those areas of the community where the natural characteristics, particularly soils, will support housing.

Objectives:

- Create a local housing task force to analyze the community's housing needs in greater detail and to support local affordable housing initiatives.
- Develop standards in the zoning ordinance to encourage accessory (in-law) apartments. N.H. communities have the authority to enact such standards under RSA 674:21I(1).
- Develop more explicit standards guiding the conversion of older single-family homes into duplexes.
- Establish provisions for multi-family housing in the zoning ordinance. The town should encourage the proper siting of multi-family units to take advantage of existing facilities and services.
- Encourage the establishment of a community land trust that can be used to acquire land.
- Encourage the development of limited equity cooperatives.
- Consider dedicating certain town owned parcels of land for moderate cost housing.
- Consider creating a special exception process for units dedicated to affordable housing.

3. Transportation

General Goal:

- Encourage a cost effective transportation network which will meet the mobility needs of local residents and will provide for the safe, efficient movement of goods and services and people within and through Moultonborough.

Objectives:

- Support all regional transportation planning efforts and regional transportation systems, to develop more effective networks and facilitate greater mobility throughout the region.
- Monitor and carefully regulate proposed development activity along the Route 25 corridor to minimize traffic impacts resulting from future growth.
- Prepare and maintain a Transportation Improvement Plan (TIP)

and incorporate this program into the existing Capital Improvements Program (CIP).

- Keep thorough and up-to-date records of town and private roads. All roads within the town were inventoried by the LRPC, now the town should designate names for all roads.
- Require the maintenance of private roads, however the owners of private roads should be encouraged to dedicate roads to the Town, when they meet town road requirements.
- With the passage of HB 391 in 1991, Moultonborough should implement traffic impact fees so developers pay their fair share of off-site road improvements.

#### 4. Community Facilities

##### General Goal:

- Provide an adequate level of community facilities and services to meet the existing and future needs of Moultonborough residents. All expansions of services and facilities should be conducted in a coordinated and cost efficient manner. Provide better access to the lakes for those residents who do not own shorefront property nor have access to it.

##### Objectives:

- While the town prepared and adopted a Capital improvement Program (CIP) in 1987, it has not yet been implemented. The community should revise the existing CIP and utilize it as the document is intended.

##### Bay District Sewer System:

- Encourage the development of uses, such as high density affordable residential development and commercial activities in those areas serviced by the existing system.

##### Police Department:

- Secure a permanent, adequately sized Police Headquarters facility.
- Assure that staffing levels remain adequate to serve the town's population and traffic needs, particularly during peak seasonal resident influx.
- Investigate the feasibility of advanced communication systems such as, but not limited to, an "Enhanced 911" central dispatch system.

- The Department should prepare a long range budget plan for equipment purchase and replacement, or for a new facility, this information should be included in the CIP.

Public Library:

- Provide additional staff as necessary, once the additions have been made to the existing facility.
- It should be town policy to continue to support the provision of adequate library services to all residents.

Highway Department:

- The Department should develop a long range budget plan for equipment purchase and replacement and general highway maintenance, this information should be incorporated into the CIP.
- Require municipal employees to attend educational programs to augment their existing skill levels.

Solid Waste Disposal:

- It should be town policy to promote environmentally sound and cost efficient solid waste disposal programs.
- Educational programs should be offered within the school system and to the general public which promote safe waste disposal practices.
- Present recycling efforts should be maintained and expanded where possible.
- A periodic review of commercial hauler fees should be conducted to insure that all parties using town facilities are being treated equitably.
- The Department should develop a long range budget plan for the purchase and replacement of equipment and to permit future expansion or upgrade of existing facilities, this information should be included in the CIP.

Education:

- Moultonborough desires to offer a quality education to its children and to support cost efficient expansions and operation of the school system.
- The school system should develop a long range budget plan for future expansions or upgrades of the school system or to

purchase equipment, this information should be included in the CIP.

Town Offices:

- The town should assure that the town offices be adequate for the efficient operation of all town departments. If overcrowding continues to be a problem, the town should consider allocation of office space and relocating some agencies.

Fire Department:

- Encourage the installation of dry hydrants in less accessible areas. Whenever possible, subdividers should be asked to contribute their fair share of the installation costs.
- Continue to expand the existing fire prevention program and volunteer training program.
- Assure that the Fire Chief remains actively involved in the review of development applications, in accordance with state and local statutes.
- The Department should prepare a long-range budget plan for equipment purchase and replacement and for the expansion of facilities, this information should be included in the CIP.

Recreation Department:

- To achieve maximum use of existing recreation facilities, the town should continue to promote the municipal and school system facilities. The town should continue to coordinate its recreational programs with those of private organizations and groups.
- The town should inventory its properties to determine if any possible sites exist for future recreational facilities. If so, it should start planning for a future fiscal investment into a facility.
- Moultonborough should assure that all areas of town are served by parks and other passive and active recreational facilities. The town should explore the feasibility of providing facilities throughout the community, possibly requesting developers to contribute their fair share where facilities are lacking.

- The town should upgrade its existing facilities at the playground, particularly the reoccurring drainage problems in the playing fields.
- The town should establish a hiking network throughout the community. The efforts of private organizations and individuals may be enlisted to design and maintain this network.
- Moultonborough should provide additional lake access for both passive and active recreational activities to those residents without lake frontage.
- Municipal residents should be encouraged, by the Town, to volunteer their time and talents to the Recreation Department.

## 5. Conservation and Preservation

### General Goal:

- Plan for the protection of significant resources that offers present and future generations the opportunity to enjoy the natural heritage unique to Moultonborough.

### Objectives:

- The town should establish a local land trust or formulate an LCIP Committee, or investigate and enlist the support of state or regional land preservation agencies, to accept and maintain land dedications.
- It should be town policy to protect all shorefront areas from inappropriate development. Moultonborough should review the provisions of HB 443 - Shoreland Protection to determine how it compares with the town's existing regulations. The town should then either adopt the minimum standards of HB 443, or establish more stringent requirements.
- The town should adopt Scenic Road Standards as authorized by NH State Law. It should also encourage the creative use of the cluster option and donations of easements to maintain scenic vistas and protect open space areas within the community.
- It should be town policy to adopt and implement Innovative Land Use Controls, per NH RSA 674:21. Environmental characteristics zoning should be used to protect critical natural resources, such as wetlands, floodplains, aquifers and steep slopes; other controls such as transfer of development

rights and performance standards should be used to ameliorate the existing zoning ordinance.

- The town should prepare a series of overlay maps which would be used to evaluate proposed development activity and its impact upon significant resources.
- Requests of developers should be made to prepare environmental impact studies in areas where environmentally sensitive features are present.
- Utilizing the Future Land Use map the town should protect those areas indicated as supporting unique, rare and/or exemplary species and habitats.

## 6. Land Use

### General Goal:

- Provide a growth scenario for the Town which will accommodate future residential growth and permit additional commercial and industrial development to occur that is harmonious with the landscape. This plan must reflect the Town's desire to retain its rural ambiance and provide adequate protection to its numerous significant natural resources.

### Objectives:

- To improve the quality of land use regulation, the deficiencies and recommendations of the existing regulations outlined in the Land Use chapter, must be addressed.
- If Moultonborough is to be developed in accordance with its regulations, then its municipal regulators must properly implement and strictly enforce all present and future state and local regulations.
- With the passage of HB 391, the town should design a sound methodology to determine satisfactory impact fees to be requested of developers reflecting their fair share of their proposed activity, relative to existing and future community facilities and services.
- Moultonborough should establish a better record keeping system to monitor the conversion of seasonal to year round homes. This is significant to the maintenance of water quality in many of the bays and coves of the community.

- The location of future development activity should be closely monitored to assure that critical resources and water quality are not being severely impacted by the activity.
- Require development along the Route 25 corridor and its collector roads to have greater setbacks or be located off side roads with shared access points.
- Encourage the development of deeper commercial lots along Route 25.
- Develop more detailed buffer requirements for commercial and industrial development, encourage the maintenance of existing natural vegetation, where possible.
- Limit the location of high traffic generating uses from roads already plagued with congested traffic areas.
- The Town should investigate the possibility of acquiring trained technical staff, such as a Circuit Rider Planner, to assist the Planning Board and other departments with planning related concerns and issues.