



TOWN OF DURHAM
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****RECAP****

DURHAM PLANNING BOARD
Wednesday, August 27, 2025
AGENDA

Planning Board members

(7 voting)

Paul Rasmussen, *Chair*
Sally Tobias, *Vice Chair*
Heather Grant, *Council Representative*
Richard Kelley
Peyton McManus
Rob Sullivan
Gary Whittington
Peter Howd, *Alternate*
Munish Nanda, *Alternate*

Michael Behrendt, *Town Planner*
Patricia Denmark, *Minutes Taker*

I. Call to Order

VIII. ***Public Hearing - Riverwoods – Phase II.*** Stone Quarry Drive. *Site plan* for development on the northerly side of Stone Quarry Drive including two senior housing buildings with a total of 55 units, a clubhouse, a maintenance building and associated parking areas, utilities, and other site improvements. *Conditional use* for work within the 75-foot wetland buffer including portions of the clubhouse, driveways, the relocation of a section of Stone Quarry Drive, sidewalks, stormwater facilities, grading, underground utilities, and other site work. *Lot line adjustment* for the relocation of a section of Stone Quarry Drive. Riverwoods Durham, c/o Natalie Belanger, property owner. Erik Saari, Altus Engineering, Engineer. Chris Boldt, DTC Lawyers, Attorney. Office Research District. Map 209, Lot 33.

The project was discussed and the public hearing was held. The hearing and review were continued to September 10.

IX. **Wetland and Shoreland Overlay District.** Presentation to the Planning Board of a new proposed Wetland and Shoreland Overlay District. This document, prepared by the Conservation Commission, would replace in entirety the current Wetland Conservation Overlay District and Shoreland Protection Overlay District. Presented by Dwight Trueblood and Neil Slepian, Chair and Vice Chair of the Conservation Commission.

Dwight Trueblood and Neil Slepian presented the proposed new ordinance. There were numerous questions from Planning Board members. The Planning Board will bring this item up for discussion at an upcoming meeting. The board has a number of large amendments it is reviewing now so the board may not have room on its agenda to discuss this proposal until October +/-.

XI. Adjournment