

Planning Board Meeting Minutes

March 5, 2019

6:30 PM

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Chairman Burns called the meeting to order at 6:34 PM.

Members Present: Scott Burns – Chairman, Frank Lombardi, Alan Theodhor, Steve Laroza – Alternate and Joyce McGee – Secretary.

Members Absent: Peter Corey – Selectmen's Rep. and Tim O'Neil.

Public Present: David Scalley

Chairman Burns appointed alternate Steve Laroza as a voting member in the absence of Tim O'Neil.

Scalley, David – 11 Main Street, Tax Map 103 Lot 060 (#2016-003 & 020): Mr. Scalley was present to request a one-year extension on the Demolition and Development Permit for 11 Main Street. He advised the Board that asbestos testing needs to be done and that he has spoken with Waste Management regarding this. Once the testing is done a copy will be provided to the Town. As for the new building nothing has changed from the plans that were approved in June of 2016.

A motion was made by Alan Theodhor to approve a one-year extension for the Demolition and Development Permit for 11 Main Street (2016-003/020), seconded by Steve Laroza. All in favor, motion carries. APPROVED

Chairman Burns asked Mr. Scalley if the Town of Carroll had regulations on RV's, he stated "Yes". Mr. Scalley gave a brief overview of what their regulations are. Points of interest were that each RV has to show proof of a dump ticket each month and you are not allowed to live in your RV year around.

Minutes: A motion was made by Frank Lombardi to approve the February 12, 2019 minutes as written, seconded by Steve Laroza. All in favor, motion carries. APPROVED

Other Business:

- **Informational Only: Hicks, Forrest and Stacey – 10 Shoreline Drive, Tax Map 241 Lot 054:** Shoreland Permit Application (see Property File).

Development Permit(s):

Across the Common LLC – 4 Main Street, Tax Map 103 Lot 122: To repair/replace decks and roofing; small entrance over 23 Elm Street; Insulate and sheetrock Apt. 5. **A motion was made by Frank Lombardi to approve the proposed renovations at 4 Main Street, seconded by Alan Theodhor. All in favor, motion carries. APPROVED**

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Aalerud, William – 658 West Side Road, Tax Map 243 Lot 036: To install a 6.825kw rooftop grid tied solar photovoltaic system to home, a total of 21 panels. Board reviewed the plan, no questions. **A motion was made by Alan Theodhor to approve the rooftop grid solar system as submitted, seconded by Steve Laroza. All in favor, motion carries. APPROVED**

Update:

- Tax Map 101 Lot 017.04 (Tower): 3 new antennas are for AT&T Wireless.

Review Correspondence:

- Tax Map 226 Lot 033 – 305 Jefferson Road: E-mail question on Park Model RV: Board wondered if it was under 400 sq. ft as if any larger it would fall under Manufactured Home. What type of pad is going to be used for RV; is RV temporary and when is home going to be built? Property Owner has approval for construction of a Septic System from NHDES. Secretary McGee will e-mail questions.
- Board went over a Zoning Verification Request for Tax Map 234 Lot 004.1 – 143 Airport Road.
- NH OSI's Floodplain Management Program - Secretary McGee advised that an updated Model Floodplain Ordinance is out while nothing has changed it will make the regulations more understandable to both community officials and property owners. A training event will be held sometime this year.
- Frank Lombardi gave an update on the Conservation Commission, at this time they have a warrant article to turn industrial park land into a Town forest. Scott Burns stated that this land was logged in 2018 in anticipation to attract more businesses to develop in the Town.


Master Plan: Chapter 9: History & Culture – this section was e-mailed to everyone. No changes were made.

Amendments to Development Code: A pamphlet was created to explain each Warrant Article, In other words..... (see attached). This will give people a better understanding of what the Warrant Articles are about. No changes were made. Secretary McGee will make an informational board along with the pamphlets for Town Meeting.

Next meeting will be **Tuesday, March 19th at 6:30 PM.**

A motion was made by Alan Theodhor to adjourn the meeting at 7:55 PM, seconded by Frank Lombardi. All in favor, meeting adjourned.

Respectfully submitted by
Joyce A. McGee – Secretary


Scott C. Burns – Chairman