

Planning Board Meeting Minutes (Teleconference via Zoom)

February 9, 2021

6:30 PM

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Chairman Scott Burns called the meeting to order at 6:31 PM.

**Members Present:** Scott Burns - Chairman, Alan Theodhor, Frank Lombardi, Peter Corey – Selectmen's Rep., Tim O'Neil and Joyce McGee – Secretary.

**Members Absent:** Steve LaRoza - Alternate

**Public Present:** Terry Lufkin & Katie Kopp

**Minutes** – Chairman Burns tabled Minutes of February 2, 2021.

**Other Business:**

**Septic Design(s): Kittredge, Barry – 215 Old East Road, Tax Map 213 Lot 015:** Septic Design is for a proposed 4-Bedroom home. Septic tank volume required is 1250 gallons, septic tank volume provided 1500 gallons. Board had no concerns. **A motion was made by Frank Lombardi to approve the Septic Design as submitted, seconded by Alan Theodhor. All in favor, motion carries. APPROVED**

Secretary McGee advised that an existing home is on this parcel and plan states it will be removed. The Board wants the owner to be aware a demolition permit needs to be filed before house comes down. Secretary McGee will reach out to the Septic Designer to advise owner.

**Tully, Ken – Stiles Farm Road, Tax Map 233 Lot 054:** Septic Design is for a proposed 4-Bedroom home. Septic tank volume required/provided is 1250 gallons. Board had no concerns other than the height restrictions in Airport Zone are 30' when building home. **A motion was made by Frank Lombardi to approve the Septic Design as submitted, seconded by Peter Corey. All in favor, motion carries. APPROVED**

**Demolition:**

**Weathervane Theatre Players Inc – 199 Mountain View Road, Tax Map 217 Lot 019:** To remove 2 outbuildings and back of a third building. Peter Corey stated that this is the most complete application we have seen. Frank Lombardi wondered about a map but pictures show the buildings. Chief Ross has signed the form and will sign again once down. GEM Environmental did asbestos testing material will be taken to Mt. Carberry. **A motion was made by Peter Corey to approve the Demolition Application as submitted, seconded by Tim O'Neil. All in favor, motion carries. APPROVED**

**Development Permit(s):**

**Remick, Justin – 5 Johnson Drive, Tax Map 233 Lot 053:** To construct a 16'x26' 2<sup>nd</sup> Floor to existing structure making into a master bedroom with half bath. Alterations to existing main floor plan, eliminating 2 bedrooms on main floor and turning into living room and mudroom. **A motion was made**

**by Frank Lombardi to approve the Development Application as submitted, seconded by Tim O'Neil.  
All in favor, motion carries. APPROVED**

**Correspondence:**

**-16 Tuck Away Lane:** Secretary McGee advised that she had reached out to NHDES regarding a 3-bedroom septic that was approved and now an additional proposal for 2 more bedrooms was brought up. A licensed septic designer would have to show in a new application that a 5-bedroom system could be built somewhere on the property if the 3-bedroom failed. Secretary McGee advised the homeowner.

**-97-98 Kimball Hill Road:** Secretary McGee advised that NHDES issued an Administrative Order on 97 Kimball Hill property. The Board asked what had happened with 98 Kimball Hill Road cease and desist that was given. Secretary McGee had not heard anything from the owner since a denial was given on 1/21/21. Who enforces this? Peter Corey stated, once again it comes back to not having an Enforcement Officer, we don't have anyone to send out and see if he complied with the denial. Tim O'Neil wondered if the Fire Chief does it in other Towns, and could we add it to job description. Chairman Burns wondered who Twin Mtn. used? Dave Scalley is the inspector. Peter Corey will look into what other Towns are doing and the fee associated with the position. The Board had discussed in the past about possibly sharing this position with another Town. Frank Lombardi wondered if fines and fees would pay for the position or just a flat rate for inspection. Peter Corey suggested that the fees be looked at again. Peter Corey advised that the Town is looking to hire a part-time person to help Secretary McGee with some of the growth that is coming. Tim O'Neil, we need to explain why an Enforcement Officer would be good for the Town.

The Board agreed the Town Attorney needs to be contacted or have Chief Ross look into it. Secretary will talk with Chief Ross.

**Town Meeting:** It was decided to only have a pamphlet prepared on the proposed changes to the Development Code, Secretary McGee and Frank Lombardi will work on this.

**A motion was made by Tim O'Neil to adjourn the meeting at 7:22 PM, seconded by Alan Theodhor.  
All in favor, meeting adjourned.**

Respectfully submitted by:

Joyce A. McGee – Secretary

Scott C. Burns - Chairman