

Planning Board Meeting Minutes
May 9, 2023
6:30 PM
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Chairman Scott Burns called the meeting to order at 6:31 PM.

Members Present: Scott Burns – Chairman, Tim O’Neil, Alan Theodhor, Frank Lombardi, Steve LaRoza – Alternate and Joyce McGee – Secretary.

Members Absent: Shawn White – Selectmen’s Rep.

Public Present: None

Minutes: A motion was made by Alan Theodhor to approve the May 2, 2023 minutes as written, seconded by Frank Lombardi. All in favor, motion carries. **APPROVED**

Other Business:

Septic Design(s): McLean, Ralph – 170 Hall Road, Tax Map 218 Lot 008: To replace existing tank as it greatly exceeds the existing loading of 3 bedrooms/450 gallons per day. No concerns by the Board. A motion was made by Frank Lombardi to approve the Septic Design as presented, seconded by Alan Theodhor. No further discussion. All in favor, motion carries. **APPROVED**

Driveway Permit(s):

Scalley Enterprises – Clover Lane: E-mail from NHDOT re: plan of Phase I needs to be presented with driveway and widening the driveway (see PB# 649).

Page, Amos – Pierce Road, Tax Map 230 Lot 021: (TABLED from 5/2/23 meeting) This application was missing information on whether drainage is needed. DPW Robert Larson advised no culvert is required to construct a driveway off of Pierce Road. No concerns by the Board. A motion was made by Frank Lombardi to approve the Driveway Application as presented, seconded by Tim O’Neil. No further discussion. All in favor, motion carries. **APPROVED**

Development Permit(s):

Tholl, Donna – 209 Littleton Road, Tax Map 230-002: To renovate kitchen, bathroom; construct a bedroom in basement; add onto existing deck or replace depending on condition, current deck 10’x22’ new will be 20’x22’. Board wondered about size of septic tank, Chairman Burns stated that it used to be a 3-bedroom but one bedroom was converted into a craft room/office. The bedroom in the basement would bring it back to a 3-bedroom. No septic plan on file as house was built in 1978. Chairman Burns would like to get the size of the septic tank to make sure it meets the standards for a 3-bedroom. A motion was made by Tim O’Neil to approve the Development Application as presented with the condition that the owner provides the septic tank size, seconded by Alan Theodhor. No further discussion. All in favor, motion carries. **APPROVED WITH CONDITIONS**

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A motion was made by Frank Lombardi to adjourn the meeting at 6:48 PM, seconded by Alan Theodhor. All in favor, meeting adjourned.

Respectfully submitted by:


Joyce A. McGee – Secretary


Scott C. Burns - Chairman