

Planning Board  
Sept. 12, 2019  
7:30 pm

Members present: Chip Current, Chris Smith, Jennifer Heywood, David Cogswell—ex officio

Others present: Josh manning, Richard Atkins, Holly Bright, George Nelson, Devon Boling

Chip said he was the only one at this meeting who attended the August 22 meeting. Chris made and Jennifer seconded a **motion to approve the August 22, 2019 minutes as written**. Chris, Jennifer, and David abstained. The motion **passed**.

Correspondence:

- A copy of the SB2 calendar with important dates pertaining to the 2020 elections. Chip noted that citizen's petition to amend the zoning ordinance can be accepted between November 11 and December 11.
- Notice from NHDES regarding the Post subdivision, dated August 28, 2019. Wetland permit to dredge and fill.

New Business:

George Nelson asked if the easement for the corner of Route 111A and Sandown Road has been recorded. Chip said it has and is available at the registry. It is also noted on the recorded subdivision plan.

It was mentioned that the last meeting minutes the Stage Coach Stop subdivision was going to attend tonight's meeting. Since they are not in attendance, it appears this will not be discussed. Chip noted the Planning Board agenda is very fluid due to developers having to sometimes wait for state approvals and other items outside the control of their or the town's control.

Map and lot 1-51-5 subdivision:

Josh Manning explained this was given conditional approval on January 10, 2019. Dennis Quintal submitted a letter regarding the outstanding conditions on January 14. These conditions were reviewed by the Board.

It was the consensus of the Board that item 2 has been satisfied. The NHDES approval number is on the plans. An email from the Conservation Commission was received on January 10, 2019. Correspondence from Jones & Beach Engineering dated February 19, 2019 explains the drip edge reconfiguration. The plan detail is on the plans. Mr. Manning said he has set the bounds and stamped the plan. The soil scientist has stamped the plans. Sheet A1 will be recorded. The Board verified that a letter from the road agent states he has no issue with the proposed driveway. The state approval and a note regarding fire suppression are on the plans. The plan has a 30:1 scale drawing. Chip explained this is required per the town regulations and allows for the plan set to show details without being obscured.

There were no comments from the public or the Board. Jennifer made and David seconded a **motion to grant final approval for the subdivision of lot 1-51-5**. The motion **passed** unanimously.

Olde Road development

Devon Boling asked about the development recently approved for Lavash property. He recently purchased 14 Olde Road. Chip explained the proposed business and the vegetated buffer. Mr. Boling explained the corner of Route 111A and Olde Road is in disrepair. This was addressed during the approval process and the new owner agreed he can see about filling the pothole. Chip suggested Mr. Boling to send a letter to the Road Agent, asking him to do what he can to repair that intersection. It was explained it is a state road with state jurisdiction. It was left in its current state many years ago with the state made the cross streets join perpendicularly.

At 8:15pm, Chris made and Jennifer seconded a **motion to adjourn**. The motion **passed** unanimously.

Respectfully submitted,  
Janet S. Denison

Upcoming agenda:

Sept. 26  
7:30pm          minutes and correspondence

Applications to review:  
    Bob Meaney site plan  
    Josh Manning—road bond discussion

Mylar and plans to sign:  
    Subdivision for lots 1-45-15, 51-2, 51-3