

PLANNING BOARD MEETING
JANUARY 16, 2013

PRESENT: Ed Dekker, Chairman, Paul Termin, Ned Nichols, Liz Freeman, Bert Hamill, Jim Shultz, Joanne Meshna

The meeting was called to order at 7:00 p.m. at the Town Office. Paul was appointed to fill Ollie's vacancy.

7:00 p.m.: Warwick Mills – Public hearing for site plan review:

Mike Mazzantini, Project Manager, presented the application to the Board. The applicant is requesting an expedited site plan review to install a temporary building consisting of two shipping containers to house a kiln for product testing. Three propane tanks installed by Eastern Propane will service the kiln.

Mr. Mazzantini stated that no one will occupy the building, it is only for testing of a product. He was not sure how long the building would be in place. Jim recommended that the Board review application as a permanent structure rather than a temporary one and members agreed. Mr. Mazzantini did not have stamped plans as yet but will forward them to the Board once they are received.

A letter from the Fire Chief was received by the Board. Chief Leel stated "...I find no safety concerns providing the facility is constructed to all current codes and regulations per N.F.P.A. and the N.H. State Fire Marshalls Office."

The propane tanks will be above ground. The Board requested that they be protected by bollards or jersey barriers. Mr. Mazzantini noted that the tanks will be removed once the project is completed.

Liz made a motion to approve the request for an expedited site plan review as no additional information beyond what has been submitted except for stamped plans is required. Bert seconded the motion and it passed unanimously.

Liz made a motion to accept the application as complete. Bert seconded the motion and it passed unanimously.

Liz made a motion to conditionally approve the expedited site plan with the conditions being Planning Board receipt of the stamped plans and the addition to the plans of jersey barriers or other protective apparatus for the propane tanks. Bert seconded the motion and it passed unanimously.

7:20 p.m.:

The Board received a letter from Judythe Carson requesting an extension due to personal health reasons for her conditional approval for a two lot subdivision. Liz made a motion to grant a 90 day extension. Ned seconded the motion and it passed unanimously.

The Board signed the four lot subdivision mylar for Centrix Bank (William Rzepa) on Hunttee Loop Road.

Liz made a motion to approve the minutes of the January 2, 2013 meeting. Bert seconded the motion and it passed unanimously.

The Board received a letter from Southwest Region Planning Commission on the NH 2014-24 Ten Year Plan, Transportation Improvement Projects.

At 7:45 p.m. Liz made a motion to go into a non public session to discuss pending litigation. Paul seconded the motion and it passed unanimously.

At 8:00 p.m. Liz made a motion to return to public session. Jim seconded the motion and it passed unanimously. Ed announced that the Board had made decisions related to pending litigation in the non public session. Liz made a motion to seal the minutes of the non public session. Jim seconded the motion and it passed unanimously.

8:00 p.m. Steve Lowe – Koivula gravel pit:

Mr. Lowe is the operator of the Koivula gravel pit located on Appleton Road. He was joined by Mr. and Mrs. Paaananen, Trustees of the Koivula Trust. The Board inquired if Mr. Stowe could be reclaiming areas as he opens up others. Mr. Lowe explained that he removes materials from different areas and mixes them together for sale. However, he stated that he would meet with the engineer on the project and come up with a reclamation plan. He suggested the Board have a site visit in the spring at which time he will go over the reclamation plan.

When questioned on the hours of operation, Mr. Lowe stated that the hours of operation are from 7:00 a.m. to 5:00 p.m. Monday through Friday and 7:00 a.m. to 12:00 on Saturdays; he added that he does not do any hauling on Saturdays but works on site.

The meeting adjourned at 9:00 p.m.

Respectfully submitted,

Joanne Meshna, Land Use Manager