

Tentative AGENDA
Details Subject To Change until the Day of the Meeting
OSSIPEE PLANNING BOARD
May 19, 2020

RESCHEDULED TO JUNE 16, 2020

Call to Order:

Pledge of Allegiance:

Roll Call: Sharon “Sharie” Cohen - Chairman, Ash Fischbein – Vice Chairman, Connie Billings, Roy Barron, Krystal Eldridge, Bruce Stuart, Jonathan Smith (Select. Rep), Alternate- Tim Otterbach, Steve McConarty (ZEO).

Regularly Scheduled Meeting

Public Input: Unrelated to any case being presented tonight.

Meeting Minutes: Review to approve Meeting Minutes of 04/07/2020.

Informal Discussion: N/A

Unsatisfied Conditions: (continued from previous PB Mtgs):

- See separate sheet with details.

Gravel Pits:

- **Case # 18-1-GP:** (Continued from 09/18/2018 - January 21, 2020 meeting) Brad Leighton c/o Jon Rokeh, Rokeh Consulting for 75 Chickville Rd. Tax map: 239 Lot: 001 has submitted an Earth Excavation & Reclamation Permit to re-open the 75 Chickville Rd. Gravel Pit, which is under new ownership.
 3. Legal documentation to support which owner put forth the reclamation fees, Coyne or Leighton. (Pending)
 5. Legal opinion from the Town of Ossipee’s, Attorney Sager on the disbursement of Mr. Coyne’s money. (Pending)

Public Hearing for Scheduled Cases

New Business:

- **Case #20-1-SUBD:** (Case Continued until May 19, 2020) Van & Constance Hertel & Lawrence & Erika Gray of Granite Rd., Ossipee & Leighton Corners Rd., Wakefield. Tax Map: 263 Lot: 015 are requesting a (6) Lot Subdivision on the 112 acres on the Ossipee and Wakefield town line. (Case Continued from February 25, 2020)
- **Case #20-2-SPR:** Huggins Hospital of 3 Water Village Rd. Tax Map: 132 Lot: 040 is requesting a Site Plan Review for Ossipee Family Medicine facility to increase medical office space by approximately 1538 sq. ft. for another provider and more efficient use of space.

- **Case #19-8-SPR: (Case Continued until April 7, 2020)** Frank Varney of 44 Route 28. Tax Map: 126 Lot: 018 is requesting a Site Plan Review to formalize a gravel driveway (4,097 sq. ft.) and construct a 4,800 sq. ft. building to store and maintain his own vehicles and trailers. Mr. Varney will not take in outside vehicle or trailer service work and will not be open to the public. (Case Continued since 12/3/2019)

- Waiver Request 6.04.4 (G) (3) – Scale: the scale shall be a minimum scale of 1 inch = 20 ft. Due to size of lot of the initial plan is scaled at 1 inch = 70 ft., to show the entire parcel. The second plot identified as sheet 2 is a 1 inch = 30 ft. scale to show greater detail for the area in question.

Pending both parties addressing the following concerns:

1. CTA Realty Trustee c/o Suzanne Kolias, Trustee and Frank Varney come to an agreement on the location of the right of way.
2. Survey right hand side - north boundary line of abutting property owned by Suzanne Kolias.
3. Define entrance of the right of way length and angle by a Licensed Land Surveyor.
4. To have the Town Attorney present at the next Planning Board meeting to provide legal advice on this matter.

Any Other Business Which May Come Before This Meeting:

Adjournment: Next Meeting: **July 7, 2020 @ 7:00 pm**

Unsatisfied Conditions

Board	Date	Applicant	List of Conditions
PB	08/07/2018	John W. Dawson, Jr/Laundry Mat	SPR granted Pending remaining conditions #4: Lighting Plan on Design Plan dated 07/16/2018 on aerial plan and interior plan dated 06/16/2018.
PB	09/18/2018	Brad Leighton – Chickville GP	Pending condition #1: Legal documentation to support which owner put forth the reclamation fees, Coyne or Leighton.
PB	09/18/2018	Brad Leighton – Chickville GP	Pending condition #2: Legal opinion from the Town of Ossipee's, Attorney Sager on the disbursement of Mr. Coyne's money.
PB	08/06/2019	John Pearson c/o 1314 NH RT 16, LLC	SPRA granted Pending 1. Fire Chief Approval
PB	08/06/2019	John Pearson c/o 1314 NH RT 16, LLC	SPRA granted Pending 2. Zoning Officer Approval
PB	08/06/2019	John Pearson c/o 1314 NH RT 16, LLC	SPRA granted Pending 3. Revised plans with signature block
PB	08/06/2019	John Pearson c/o 1314 NH RT 16, LLC	SPRS granted Pending 4. All Federal, State, and Local Regulations shall be followed.
PB	08/06/2019	Sias Solar Farm, - Buesser, Barbara S., Heckle, Katherine F. & Frederick W. IV. GSSG New Hampshire, LLC	SPR granted Pending 2. The Boundary Line Plans on Lot: 251/005 and 124/025
PB	08/06/2019	Sias Solar Farm, - Buesser, Barbara S., Heckle, Katherine F. & Frederick W. IV. GSSG New Hampshire, LLC	SPR granted Pending 3. Fire Chief official letter of inspection
PB	08/06/2019	Sias Solar Farm, - Buesser, Barbara S., Heckle, Katherine F. & Frederick W. IV. GSSG New Hampshire, LLC	SPR granted Pending 5. All Federal, State, and Local Regulations shall be followed.
PB	03/17/2020	Northern Tire & Alignment and Four Investors Trust	BLA granted Pending 1. Fire Chief Approval – Received 04/15/2020
PB	03/17/2020	Northern Tire & Alignment and Four Investors Trust	BLA granted Pending 2. Copy of the Curb cuts for the entire property
PB	03/17/2020	Northern Tire & Alignment and Four Investors Trust	BLA granted Pending 3. All Federal, State and Local Regulations shall be followed.