

## **OSSIPEE PLANNING BOARD MINUTES**

**APRIL 15, 2014**

**7:00 PM**

### **CALL TO ORDER**

Chairman Ski Kwiatkowski called the meeting to order at 7:00 PM.

### **MEMBERS PRESENT:**

Ski Kwiatkowski, Roy Barron, Condict Billings, Alternate Rick St Jean, Selectman's Representative Peter Zavas, and Bruce Parsons. ZEO Dave Senecal was also present.

Roll was called.

The Chairman raised Rick St Jean to voting status.

**Roy Barron made a motion to approve the minutes of the Planning Board meeting on April 1, 2014. Bruce Parsons seconded the motion and everyone voted in favor of the approval of the minutes.**

### **RENEWAL OF GRAVEL PERMIT:**

Eastern Materials LLC, Downey Shea, Gravel Pit located on Archers Pond Road, Tax Map 243, Lot 2 is applying to renew his Ossipee gravel pit permit for 6 years. Downey Shea introduced his son Mike who will be operating the pit. Mike said that everything is the same in the pit because they haven't started the excavation because of the economy. Condict Billings questioned why they paid taxes for two separate years. Consensus was that this gravel was used to fix the road. They also cleaned up the mess made by the previous owners at the request of the Planning Board as a condition of receiving their first permit. Condict Billings said that the pit should be considered abandoned since they haven't taken out any gravel. He also said that a letter of credit is not acceptable. Downey Shea said that he will bring a check to be put into a bank account by the town which will be held until reclamation is complete.

**Condict Billings made a motion to continue the case to May 5 to allow time for the Planning Board to do a site visit to the pit, ask the state about the abandonment issue, and for the applicant to be prepared to bring the check for \$12000 (the cost of 2 acres of reclamation). Bruce Parsons seconded the motion and the motion carried (5-1). Condict Billings made a motion to do the site visit on April 22 at 5:45. Bruce Parsons seconded the motion and it carried (5 in favor, one abstention).**

### **DISCUSSION**

Andrew Ridings came to the Planning Board after speaking with Dave Senecal about the process for opening a car sales business on Route 16. Dave Senecal said that it is a permitted use. There will be no changes in the building, no repairs, and no washing of vehicles because it is in the Water Resource District. Bruce Parsons said that the parking spaces should be marked on the plan. The Chairman reminded the Board and Andrew Ridings that this discussion is not binding on either party.

Dave Senecal spoke on the research he has done on two businesses planning to make changes.

Ossipee House of Pizza is planning to add selling ice cream on the foundation attached to the present building. Dave said that since it is entered on the assessment cards as being attached from the beginning, it is considered a structure and doesn't need any additional approvals from the Planning Board. In a poll the majority of the members concurred.

Ted's Discount Store has a new owner who is planning to improve the appearance of the building. It will be a mixed use, as a retail store and an apartment in the back as it is now. The Board agreed that a Site Plan Review is not necessary. Bruce Parsons would like to be sure that the plan shows the parking spaces.

**Condict Billings made a motion that the printed agenda include the wording *and any other business which may come before this meeting*. Roy Barron seconded the motion and it carried.**

**Bruce Parsons made a motion to adjourn at 8:10. Roy Barron seconded the motion and it carried.**

Boards & Commission Secretary,  
Pat Jones