

OSSIPEE PLANNING BOARD MINUTES

JUNE 18, 2013

7:00 PM

CALL TO ORDER

Chairman Bill Grover called the meeting to order at 7:05 PM.

MEMBERS PRESENT:

Condict Billings, Ski Kwiatkowski, Bob Gillette, Bill Grover, Roger ter Kuile, and Peter Zavas, Selectmen's Representative

The roll was called.

Condict Billings made a motion to approve the minutes of the June 4, 2013 Planning Board meeting. Ski Kwiatkowski seconded the motion and everyone voted in favor.

DISCUSSION:

Gravel Pits

Chocorua Forestlands

Members of the Planning Board met Jeff Coombs tonight at 6:00PM for a site visit to the Chocorua Forestlands gravel pit. They were in agreement that there has been little erosion and all the slopes are 3/1 or better. They have loam ready and will be seeding soon or after Labor Day. They are keeping part of the pit open for their own use. They will notify the Planning Board when they are ready for inspection to close the pit.

At Dave Senecal's suggestion, the owner of Beaver Hollow Campground came to ask if they need to have a Site Plan Review in order to add a Farmers' Porch to their new Pavilion. The roof will be enclosed and it will have a dirt floor. The setbacks are OK and there is no new lighting.

A poll of the Board showed that everyone was in agreement that a new Site Plan Review is not needed at this time.

SITE PLAN REVIEW:

The Mountain Grainery, property located at 755 Route 16, Tax Map 130, Lot 9, is seeking Site Plan Approval for an 8,122 square foot building addition to expand the existing hardware store and nursery. Scott Lawler from Norway Pines explained that this is a much smaller version of the earlier plans. Because this is in the Corridor District, they did receive a Variance for the number of trips generated. The existing well and septic system are adequate, and they have added some parking spaces and pavement. The stormwater management and drainage plans are the same, as is the lightning. There will be a Farmers' Porch and two entrances on the front. They have a revised, much less expensive Driveway Permit from DOT. **Peter Zavas made a motion to accept the plan as complete. Condict Billings seconded the motion, and it carried.** Condict Billings questioned items 13, 14, and 15 on C-1 as not appropriate for this plan. Salt will still not be used in the parking lot. **Bob Gillette made a motion to approve the following waivers: 6.04.4 (G) (4)(d). Roy Barron seconded the motion and it carried. Roy Barron made a motion to give approval for the Site Plan Application conditional on changes to C-1 of the plans.**

This application will supercede all previous Site Plans. Peter Zavas seconded the Motion, and it carried.

More DISCUSSION:

A number of issues were brought up to be referred to Dave Senecal, ZEO.

1. There appears to be two businesses on the Indian Mound Hardware property. Bill Grover would like to have Dave call him about this issue.
2. What is happening at the Old School House on the corner of Rte 16 and Island Path?
3. What is NE Credit Union is financing on the middle lot of the Day subdivision.

The secretary was directed to write an answer to the Selectmen's request for a copy of proposed Zoning Changes.

The next pit to be visited is the Berry Pit being used by the Evans Brothers. The secretary will write a letter to the owners asking for a site visit on July 2 at 6:00 PM

Roy Barron made a motion to adjourn at 8:30 PM. Ski Kwiatkowski seconded the motion and the motion carried.

Boards & Commission Secretary, Pat Jones