

TENTATIVE AGENDA

Details Subject To Change until the Day of the Meeting

OSSIPEE PLANNING BOARD

July 20, 2021 at 7:00 PM

at the Town Hall - Bud Avery Memorial Gymnasium

Call to Order:

Pledge of Allegiance:

Roll Call: Sharon “Sharie” Cohen - Chairman, Bruce Stuart – Vice Chairman, Ash Fischbein, Rick Cousins (ZEO) – Selectmen’s (Ex-Officio) Rep., Connie Billings, Roy Barron, Krystal Eldridge, and Alternate-Tim Otterbach.

REGULAR MEETING

Meeting Minutes: Review to approve Meeting Minutes of 07/06/2021.

Informal Discussion:

New Business:

PUBLIC HEARING

- **Case #20-2-EERP/RI:** (Continued to July 20th, 2021 pending review of BOS conditions) Angelini Borrow Pit, Owner - William Angelini Earth Excavation of Effingham. Tax Map: 413 Lot: 138 and Ossipee – Tax Map: 235 Lot: 004 (Right of Way access only) is seeking Ossipee Planning Board’s approval for use of the right of way access under Effingham’s Regional Impact provision.
 - [Response to Board of Selectmen conditions](#)
- **Case #21-05-SPR:** United Ag & Turf Northeast, Owner: Gonyou Brothers Properties, LLC. Of 1220 Route 16. Tax Map: 101 Lot: 003 is seeking a Site Plan Review to expand the John Deere sales and service facility. The proposed 70 ft. x 70 ft. addition will increase the parts and service space by approximately 4900 sq. ft. to allow for more efficient use of space. The common access road will be extended to allow for easier deliveries by large tractor-trailers. Additionally, the service/storage area behind the building will be formalized, enlarged and regraded for improved four-season use, access, and maneuverability.
 - Received a drainage and design analysis
 - Pending Fire Chief’s Letter
 - Pending NHDOT determination on existing driveway permit

Unsatisfied Conditions: Status quo

- **Case #21-03-SUBD:** Frenchman Brook Condominium, Owner - 760 White Mountain Highway, LLC of 760 White Mountain Hwy. Tax Map: 250 Lot: 005 is seeking to move forward with Phase II of the subdivision and condominium site plan of the Convertible land of the Frenchmen’s Brook Condominium project to create the remaining land units, R2 through R6, obtain approval of the “driveway”/access road identified as Margaret’s Way, and sub-units seven through 10 that will exist on the land unit R-2. With the following Conditions:
 - State Alteration of Terrain Approval – [Received NHDES letter requesting further information from land owner.](#)
 - State Subdivision Approval
 - All Federal, State and Local Regulations must be followed.

Unfinished Business:

- **Master Plan:** Discussion continues...
 - Town Maps from White Mtn. Survey & Eng. c/o Jim Rines – status quo

Any Other Business Which May Come Before This Meeting:

Next Meeting: [August 3, 2021 @ 7:00 pm](#)

Adjournment:

Unsatisfied Conditions

Board	Date of Conditional Approval	Applicant	List of Conditions
PB	04/20/2021	Case #21-02-SPR: American Campground, LLC	1. Pending: State of NH Subdivision approval
PB	04/20/2021	Case #21-03-SPR: Rachel's Sheds, LLC	1. Pending: NH State Curb Cut Approval
PB	05/04/2021	Case # 21-02-SUBD: Ryco Realty. LLC, owner Ryan Downer of 1000 Route 16	1. Pending: Revision to map correcting the name of Old Route 16 to Island Path Rd
PB	05/04/2021	Case # 21-02-SUBD: Ryco Realty. LLC, owner Ryan Downer of 1000 Route 16	2. Pending: Receipt of Mylar for recording
PB	06/15/2021	Case #21-03-SUBD: Frenchman Brook Condominium, Owner - 760 White Mountain Highway, LLC	1. Pending: State Alteration of Terrain Approval
PB	06/15/2021	Case #21-03-SUBD: Frenchman Brook Condominium, Owner - 760 White Mountain Highway, LLC	2. Pending: State Subdivision Approval