

Planning Board

June 19, 2016

Memorial Building

7:00 P.M.

The following minutes are considered draft minutes only until approved by the board at their next meeting

The following minutes are prepared from notes taken by Mike McCrory, UVLSRPC.

Members Present: Darrin Patten, Kevin Lee, Ken Jacques, Bryan O' Day, Mike Howard, Peter Keene, and Leigh Callaway

Others Present: George McCusker, Malcolm Milne

Meeting called to order at 7:00 p.m. by Kevin Lee

Approval of May minutes- motion by Ken to accept minutes, second by Darrin unanimously approved (Leigh abstained)

Literature and correspondence- Beacon and various magazines/articles

Kevin Lee read update/letter from Wonderwell. Leigh noted that temp staging for egress. Correspondence to Wonderwell- visit planning board to discuss site plan and changes

Durgin and Crowell amended site plan review- Malcolm Milne reviewed the need for cistern/water storage location and proposed use. Sprinkler/Fire protection and Dry Hydrant.

A Variance by the ZBA had been granted.

Ken Jacques asked about location in relation to propane tanks. Leigh Callaway noted the location depends on site conditions and the cistern would be available for local fire department use.

Mike Howard asked about grading around the tank. Malcolm confirmed the top of tank would be at grade w/the road.

Ken likes location (central) to all surrounding facilities.

Bryan O' Day clarified no fire pond after this

Kevin lee suggests waiving the site plan check list- Motion by Ken Jacques to waive checklist, second by Darrin, unanimous vote to waive.

Darrin makes a motion to approve amended site plan, second by Ken, all in favor and unanimous.

After the fact discussion-

What if there are other changes- Planning stated consultations are important along the way.

Follow-up Wonderwell discussion- Ken concerned wonderwell running Agenda. Kevin Lee suggest letter to Wonderwell regarding updates with the following: Egress Staging, parking layout, Fire Lanes and exterior grading, and other site improvements

Kevin Lee will draft letter.

Ben and Gaetane Kezar- Ben asked why the need to come to planning board. Kevin reviewed the need for the town to pay attention to commercial development.

Ben asked the requirements for site plan review- Board members reviewed expectations for the plan such as general layout and dimensions, setbacks, lot boundaries, all planned buildings on site.

Suggestions from the board:

All properties in which they have operations

All commercial uses (special exceptions as well) including, saw mills, sheds, sugar house, etc...

New/Proposed/planned buildings. Dimensions (not necessarily to scale) from landmarks and existing buildings

Misc. Business- NEGEF- funding for survey

Meeting adjourned @8:10

Submitted by,

Susan Abair