

HAMPSTEAD PLANNING BOARD

11 Main Street Hampstead New Hampshire 03841-2033

Approved Minutes 2 June 2014

Chairman Paul Carideo opened the meeting at 7:00 PM. Members present included, Paul Carideo, Chad Bennett, Neil Emerson, Chris Dane, Robert Waldron, and Priscilla Lindquist, Ex-officio voting member. Secretary Susan Hastings was present.

Attendees were Mary A. Sullivan, Susan Moore, and Penny Williams, Media, **Attachment # 1.**

CHAIRMAN'S REMARKS

The next meeting of the Planning Board is 7 July 2014. The last date to file plans for a Public Hearing at that meeting is 16 June 2014.

01-018 Depot Development Court Case Paul Carideo, Chairman noted the Superior Court had found in favor of the Planning Board and the project is approved. The abutters have until 2 June 2014 to file a motion for reconsideration. A copy of the Superior Court Order dated May 21, 2014 is **Attachment # 2.**

01-018 BOND Depot Development

SFC Engineering reviewed the existing bond estimate. Nick Cricenti advised the Board the bond does not need to be updated, **Attachment # 3.** The bond was approved by vote on 3 December 2012.

06-006-103 BOND 17 Gigante Drive bond renewal

Chairman Carideo reported the existing bond for \$113,200.00 has been reviewed by SFC Engineering and a new bond amount has been set to meet the costs at the current time, **Attachment # 4.** Susan Hastings said Bruce Worthen called saying he agreed to the new bond amount of \$155,585.00. The fee for engineering services remained the same at \$2,500.00. Paul Carideo reminded members that a separate vote is needed for the bond and fees. The bond expires at the end of the month.

MOTION

Neil Emerson made the motion to approve the bond for 17 Gigante Drive, map 6, parcels 6 & 103, as recommended by SFC Engineering at \$155, 585.00. The motion was seconded by Chad Bennett.

Approval was granted. VOTE YES Neil Emerson, Chad Bennett, Priscilla Lindquist, Chris Dane, and Robert Waldron. ABSTAIN Paul Carideo.

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BOARD BUSINESS Member Comments

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Robert Waldron asked where the project is located. It is the site near Dr. Holland's office and can be seen from Route 111.

MOTION

Robert Waldron made a motion to set the Engineering Services for map 6 parcels 6 & 13, the 17 Gigante Drive site plan at \$2,500.00. Chris Dane seconded the motion and it was approved by vote.

VOTE YES Robert Waldron, Chris Dane, Neil Emerson, Chad Bennett, and Priscilla Lindquist.

ABSTAIN Paul Carideo.

11-060, 060-1 1ST PUBLIC HEARING Lancaster Subdivision

Paul Carideo, Chairman opened the hearing for Scott Lancaster continued from 5 May 2014. A plan was submitted to SFC Engineering on Friday (30 May 2014). Nick Cricenti advised the Board the plan was lacking information, **Attachment # 5**. Susan Hastings had received a call from the applicants' surveyor requesting the hearing be continued to the next meeting 7 July 2014.

Chairman Carideo recognized Mary Sullivan, 50 Hood Road who wanted information on the vernal pool located on the Lancaster property. She had heard the Lancaster's wanted to fill it in and she was concerned that action would result in her property being flooded. The Chairman assured her the Board would review the drainage carefully. Further, any filling would require a permit from the State. The Board is waiting for the road design plan.

MOTION

Chris Dane made a motion to continue the discussion on the Lancaster Subdivision, map11, parcels 60 and 60-1 including road design and conditions of approval to 7 July 2014. Priscilla Lindquist seconded the motion, which was approved. VOTE YES Chris Dane, Priscilla Lindquist, Robert Waldron, Neil Emerson and Chad Bennett. ABSTAIN Paul Carideo.

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06-043-1 PUBLIC MATTERS Brickett's Mill Subdivision

Chairman Carideo reported the Board was waiting to receive a drainage report from them. S. Hastings reported Nick Cricenti had not heard from them either. The conditions of approval expire 3 August 2014.

BOARD BUSINESS Correspondence

NHDES A copy of the notice to 12-037 Emerson Mobile Home Park, requesting further information from them has been placed in the file.

Merrimack NH Public Hearing Notice for a Telecommunication Tower received and posted.

Attachment # 6

BOARD BUSINESS Member Comments

Paul Carideo asked Neil Emerson if he had made any progress with the group to research the zoning ordinances on out buildings such as garages. He said he spoke with the Building Official and he was talking with Plaistow since they have a new ordinance, which seems to be working well. Priscilla Lindquist agreed it was a good idea to begin with ordinances and ideas, which are working in other towns.

Paul Carideo said he had posted notices of the Blue Heron Conservation walk being planned.

BOARD BUSINESS Minutes 5 May 2014

The minutes were edited as follows: Page 2, Paragraph 2, Line 6: after "road" add " on his property"; and change "M. Atwood" to "Mrs. Atwood"; Page 3, Paragraph 3, Line 6 delete "been"; Line 11 change "anything" to "any".

MOTION

Neil Emerson made a motion to approve the minutes of 5 May 2014 as edited. Chris Dane seconded the motion and it was approved. VOTE YES Neil Emerson, Chris Dane, Chad Bennett, Robert Waldron, and Priscilla Lindquist ABSTAIN Paul Carideo.

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BOARD BUSINESS Adjourn

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The Chairman asked if there was any more business to come before the Board.

MOTION

Neil Emerson made a motion to adjourn and it was seconded by Robert Waldron. VOTE YES Neil Emerson, Chris Dane, Chad Bennett, Robert Waldron, and Priscilla Lindquist ABSTAIN Paul Carideo. The meeting was adjourned at 7:30 PM.

Respectfully submitted,

Susan Hastings, Secretary