

**Chichester Planning Board
Minutes of Meeting
Thursday October 15, 2020**

Members Present on ZOOM: Stan Brehm (Chairman), Richard Bouchard, Tom Jameson, Allen Mayville, Tom Houle, David Jobin and Kristy Willey, Secretary.

Others present on ZOOM: Donna Chagnon, Kathy DesRoches, Scott F, Dan Cotnoir, Felicia Arsenault, Brayden Tescher, Roger Landry, and other members of the public.

Mr. Brehm called the meeting to order at 6:30pm

Mr. Brehm read this into the minutes:

As Chair of the Planning Board, I find that due to the State of Emergency declared by the Governor as a result of the COVID-19 pandemic and in accordance with the Governor's Emergency Order #12 pursuant to Executive Order 2020-04, this public body is authorized to meet electronically.

Please note that there is no physical location to observe and listen contemporaneously to this meeting, which was authorized pursuant to the Governor's Emergency Order. However, in accordance with the Emergency Order, I am confirming that we are:

a) Providing public access to the meeting by telephone, with additional access possibilities by video or other electronic means:

We are utilizing ZOOM for this electronic meeting. All members of the Board have the ability to communicate contemporaneously during this meeting through this platform, and the public has access to contemporaneously listen and, if necessary, participate in this meeting through dialing the following phone # +1 253 215 8782, : **Meeting ID: 812 4413 2712 & Password: 316915**

. Follow along using a digital copy from our website at: ChichesterNH.org. We will also be streaming the meeting as a webinar which you join by going to this link :

<https://us02web.zoom.us/j/81244132712?pwd=Mk9qUlhISE90b3ZDeTRqT1cvdGk4dz09>

b) Providing public notice of the necessary information for accessing the meeting:

We previously gave notice to the public of the necessary information for accessing the meeting, including how to access the meeting using Zoom or telephonically. Instructions have also been provided on the website of the Board at: www.ChichesterNH.org.

c) Providing a mechanism for the public to alert the public body during the meeting if there are problems with access:

If anybody has a problem, please call 603-798-5350 ext. 201 or email at: KWilley@ChichesterNH.org

d) Adjourning the meeting if the public is unable to access the meeting:

In the event the public is unable to access the meeting, the meeting will be adjourned and rescheduled.

Please note that **all votes** that are taken during this meeting shall be done by **roll call vote**.

Let us start the meeting by taking a roll call attendance. When each member states their presence, please also state whether there is anyone in the room with you during this meeting, which is required under the Right-to-Know law.

A roll call vote was taken, and the attendees are listed above.

Public Hearing- Lot Line adjustment

Location: 2 & 10 Dover Road, Map 4 lot 151, 151-1 & 152

Applicant: D.B.U. Construction & Mihachik

Engineer: Joe Wichert & Jon Rokeh

Mr. Wichert stated that he has already attended the Epsom Planning Board meeting to go over the lot line adjustment with them as the property sits on the Chichester/Epsom line.

Mr. Bouchard made a motion and Mr. Houle seconded to accept the application as complete.

Roll Call Vote. Brehm, aye. Bouchard, aye. Houle, aye. Jameson, aye. Mayville, aye. Healy, aye. **Motion passes.**

The Board had a discussion on the placement of the lot line. Mr. Rokeh stated that the lot line is not more than 15 degrees with Mr. Weichert's calculations.

Mr. Bouchard made a motion and Mr. Houle seconded to find no regional impact for this project. Roll Call Vote. Brehm, aye. Bouchard, aye. Houle, aye. Jameson, aye. Mayville, aye. **Motion passes.**

Mr. Mayville made the motion and Mr. Jameson seconded to approve the lot line adjustment with the conditional approval of Epsom signing off on the plan. Roll Call Vote. Brehm, aye. Bouchard, aye. Houle, aye. Jameson, aye. Mayville, aye. **Motion passes.**

Public Hearing- Conceptual design review

Location: Dover Road, Map 4 lot 151-B

Applicant: D.B.U. Construction & Mihachik

Engineer: Jon Rokeh

Mr. Rokeh stated that DBU would like to put another building like one built next door on this lot. He has also considered a future apartment complex. It is proposed to have an access road out to the back of the property.

Mr. Jameson stated his concern for traffic and abutting Granny Howe which is a quiet residential neighborhood.

The Board had a discussion with the amount of wetland on the property.

The Board recommended that a more detailed plan be drawn up and to go to Technical Review Committee (TRC) for future development.

Public Hearing- Subdivision

Location: 72 Granny Howe Road

Applicant: B.M.T. Construction

Engineer: Scott Frankiewicz

Mr. Mayville made a motion and Mr. Bouchard seconded to accept the plan as complete. Roll Call vote. Brehm, aye. Houle, aye. Jameson, aye. Mayville, aye. Bouchard, aye. **Motion passes.**

Mr. Frankiewicz went over the plan with the Board.

Mr. Brehm noted that the well radius needs to be shown for the existing house.

Mr. Brehm asked if Mr. Frankiewicz can prove that it meets the minimum of 1 contiguous acre outside of setbacks?

Mr. Bouchard made a motion and Mr. Jameson seconded to find no regional impact. Roll call vote. Roll Call vote. Brehm, aye. Houle, aye. Jameson, aye. Mayville, aye. Bouchard, aye. **Motion passes.**

Mr. Houle made a motion and Mr. Bouchard seconded to approve the plan pending calculations for 1 contiguous acre outside of wetland and setbacks. Roll Call vote. Brehm, aye. Houle, aye. Jameson, aye. Mayville, aye. Bouchard, aye. **Motion passes.**

Public Hearing- Site Plan Review

Location: 109-113 Dover Road, Map 4 Lot 162

Applicant: Taz Talo's, Doggy Darbster

Engineer: Brayden Tescher

Mr. Tescher stated that the proposed mobile office will be in the same location as previously proposed but with a pitched roof.

Mr. Brehm questioned where the gray water will go if it has no plumbing.

Mr. Tescher stated that they are not increasing the use, just relocating the dogs in quarantine. They will be using a holding tank.

Mr. Bouchard made a motion and Mr. Mayville seconded to find the plan complete. Roll call vote. Brehm,

aye. Houle, aye. Jameson, aye. Mayville, aye. Bouchard, aye. **Motion passes.**

Mr. Jobin arrived at the meeting and is now a voting member.

Mr. Houle made a motion a motion Mr. Jameson seconded to find no regional impact. Roll call vote. Brehm, aye. Houle, aye. Jameson, aye. Mayville, aye. Bouchard, aye. Jobin aye. **Motion passes.**

Mr. Tecsher stated that there are two different options for the roof which he showed to the Board. They changed the outside to a new England look to fit guidelines It could either be a 2-pitch roof or an 8-pitch roof.

The consensus of the Board was option 2 with the 8 pitched roof.

Mr. Mayville made a motion and Mr. Bouchard seconded to approve the site plan. Roll call vote.

Other business-

Update-

Mr. Brehm stated that there will be a TRC with Prime ATC for their drive thru and stacking of cars. There may be another TRC for a larger subdivision as well.

The Board discussed adding as-built to the zoning.

D.O.T. is studying Webster Mills and Kelly Corner intersection.

Next Meeting-

The next meeting will be held on October 15, 2020 at 6:30pm via zoom.

Adjournment- Having no further business, a motion was made by Mr. Bouchard and seconded by Mr. Mayville to adjourn the meeting at 7:54pm. Roll Call vote. Brehm, aye. Bouchard, aye. Jameson, aye. Mayville, aye. Houle, aye. Healy, aye. Jobin, aye.

Motion Passes.

Respectfully submitted,
Kristy Willey, Secretary

Not approved until signed.

Chairman, Stan Brehm