

Town of Milton
424 White Mtn Highway
Milton NH, 03851



Planning Board
PO Box 310
(p)603-652-4501 (f)603-652-4120

Meeting Minutes
May 3, 2016
6:30 PM

Members in Attendance: Peter Hayward, Joseph Michaud, Brian Boyers, Bob Bourdeau, Tim Long, Tom Gray, Larry Brown, Also in Attendance Dana Smith Land Use Clerk

Absent Members: Bob Graham

Public Attendance: Bob Carrier, Larrish Kane, Mike Nye, Jason Pohopek, Wayne Estee

Chairman Boyers called the meeting to order at 6:30pm.

Public Comment: Larish Kane, has a concern in regard to fences, came to a realization when Flanagan put up his fence, there is no regulations in regard to installation of fences through the Town. He said the fence on the 585 White Mountain Highway side of his home, it was agreed during the Planning Board meeting that the fence would go to the edge of their house, but they had put the fence out farther which creates an issue for the traffic when pulling out of that lot, it would be helpful to have more guidance on the installation of fences and consideration of the line of sight when installing a fence. Chairman Boyers will send the property owner an official letter.

Continuation of Public Hearing: Site Plan Review: Gold River, LLC applicant/owner. Site Plan review for a proposed Multi Restaurant Facility located at 584 White Mountain Highway, Map 42 Lots 128 & 129 in the Commercial/Residential Zone, Milton, NH.

Surveyor Jason Pohopek and applicant Mike Nye attended the meeting, J. Pohopek brought a new set of plans and distributed copies to the board members. They have addressed some of the issues that were brought up at the last meeting, there is an issue with the driveways that has not been resolved due to waiting on the response from the State. The changes they are proposing to eliminate the previously proposed deck on the north side the space is now has a proposed use for an above ground gas tank, the dumpster is moved to the northerly side of the property instead of in front of the building, and additional parking has been proposed. They would like to get more comments from the board at this time. B. Bourdeau asked if there is a reason for the placement of the restaurants. M. Nye replied that he would like the storage area for himself. Parking and traffic flow was discussed with the applicant and the board. L. Brown asked what is plan B if the State does not approve parking in their right of way. J. Pohopek asked in response if they have a suggestion for a different parking configuration, letters of support for parking in front of the building would be helpful, as in his experience the State wants to limit access points and if each parking spot was an access point they may not go for that. L. Brown commented that one of the concerns he has heard is the ability to see the lake, he is not sure the dumpster would be visually pleasing, why not have it on the south end of the property? J. Pohopek answered that he would have to discuss this with the applicant. B. Bourdeau commented it shows that they are suggesting

5.3.16PB

a standalone sign that is in the right of way, he is not sure the State will go for that and it will be good to have a plan B. T. Long asked how high the four foot barrier would be. J. Pohopek replied they have been suggested by the State to remove the pavement and add grass and loam. L. Brown is looking at the heavy dotted line and asked what the two squares represent on the plans. J. Pohopek replied they are two highway bounds that he found during his survey. The location of the sign was discussed.

B. Bourdeau motions to continue the application to the June 7th meeting at 6:30. T. Long seconds the motion. All in favor. Application will be discussed further at the next meeting.

Voluntary Lot Merger: 584 White Mountain Highway Map 42 Lots 128, 128-1 & 129: Mike Nye is proposing to merge his three lots at 584 White Mountain Highway. T. Long motions to approve the voluntary lot merger of Map 42 Lots 128, 128-1 and 129, J. Michaud seconds the motion. All in favor, voluntary merger approved. Chairman Boyers and Vice Chairman Hayward signed off on the merger along with applicant Mike Nye.

CIP/Master Plan Discussion: D. Smith passed out to the board the results that Bruce Woodruff compiled from the exercise done at the workshop rating the projects. The board reviewed the forms. Library Trustees are working on their response for their portion of the CIP, Rec Commission is meeting later in the week and it is on their agenda to discuss the CIP. T. Gray reported the Doug Shute attended the BOS meeting last night and reported the School Board has a committee that is starting to work on the CIP.

Approval of Minutes: April 5, 2016 meeting minutes, J. Michaud motions to accept as written. L. Brown seconds. All in favor (T. Gray and B. Bourdeau abstained) minutes approved. April 16, 2016 site walk minutes, D. Smith needs to be added to the attendance list. P. Hayward motions to approve as amended, J. Michaud seconds the motion. All in favor, (T. Gray abstained) site walk minutes approved. April 19, 2016 workshop minutes, T. Gray moves to approve, J. Michaud seconds the motion. All in favor (B. Bourdeau abstained) workshop minutes approved.

Other Business:

The board reviewed a letter from the Department of Environmental Services for George Szirbik, Jones Brook Gravel Pit, a letter for status update.

D. Smith passed out to the board a copy of the zoning for them to start thinking about making a change to the double zone in the down town for their review and consideration.

D. Smith passed out to the board a document given by the Interim Town Admin: the Community Profile- Vision and Action for your Local Community through UNH for the board's review and consideration.

B. Bourdeau motions to adjourn, L. Brown seconds the motion meeting adjourned at 7:21pm

Respectfully submitted,
Dana Smith Land Use Clerk