



**Town of Milton  
Planning Board  
Tuesday, August 05, 2014  
Milton Town Hall  
Meeting Minutes**

Members in attendance: Chairman Brian Boyers, Joe Michaud, Robbie Parsons, Bob Bordeau, Tom Gray, Peter Hayward, Larry Brown and Bob Graham, alternate. Also in attendance was Kimberly Ladisheff Land Use Clerk.

Public in attendance: Danny Bouzianis, Shawn Frank, Pat Smith, Pam Smith, Richard Krauss and Nick Marique.

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

**Public Comment**

None

**Approval of Minutes**

Tom motioned to approve the meeting minutes of July 1, 2014. Motion seconded by Peter. Motion carried.

**Sebago Technics/Danny Bouzianis re: concept plan presentation**

Shawn Frank of Sebago Technics and Danny Bouzianis of Delphi Holdings attended the meeting to present a conceptual plan for 585 White Mountain Highway. Their plan is to remove the two storage buildings and redevelop the retail building to provide a drive-thru coffee shop on the southerly end of the building, a bank branch with drive-thru on the northerly end and multiple retail units within the remainder of the building. Pedestrian access from the parking areas and landscaping are also proposed. Danny, who owns a number of Dunkin Donuts franchises stated the plan is to have colonial style buildings with brick or stone up to windowsills, use high end material such as azek board, 15 year architectural shingles, cupolas, many windows, heavy landscaping, and granite curbing.

Bob B. asked if they had given any thought about additional signage. Shawn stated yes probably a pylon in an island and also some on the building. Chief Krauss asked if they were planning to use the current entrances. Shawn stated they haven't spent a lot of time on that yet but know they would refine the entrances. Chief Krauss stated the previous owner used southernmost entrance and he is concerned about visibility with the northern entrance.

Their next step is to go before the Milton Zoning Board of Adjustment for a variance as a drive-through is not allowed in the high density residential zone.

**Discussion on Master Plan & CIP**

Public Works Director Pat Smith, Fire Chief Nick Marique and Police Chief Richard Krauss were in attendance to discuss the CIP with the Planning Board. Brian stated these department heads have spent a considerable amount of time putting this plan together. He then recommended the first thing they need to do is form a CIP committee so this can be reviewed every year.

Chief Krauss mentioned having the department heads having a meeting with the public to present what has already been presented to the boards. Pat stated they need to set a plan and stick with it and have everyone get behind it. They are looking for the leadership of the Planning Board and the Selectmen and also need input from the different boards and the residents. There was a question as to whether the CIP from 2004 was still in place. Chief Krauss stated it has not been extinguished we just don't have the funding for it. Larry asked if there is money left and if that is not blocked by the default budget can the BOS find and expend that money to a given category. Brian will check with the Town Attorney and DRA to get some questions answered.

It was agreed that the Planning Board will hold a workshop with the department heads again on August 20<sup>th</sup> at 6:30pm.

**Other Business**

Larry mentioned his appointment to the Strafford Metropolitan Planning Organization, Technical Advisory Committee and discussed the major topic in process is non-motorized transportation enhancement.

Bob Bordeau motioned to adjourn. Motion seconded by Larry. Meeting adjourned at 7:45pm.

Respectfully submitted,

Kimberly Ladisheff  
Land Use Clerk