



TOWN OF NEW LONDON, NEW HAMPSHIRE

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NEW LONDON PLANNING BOARD

Regular Meeting

Tuesday, February 23, 2016

Sydney Crook Conference Room, Town Offices, 2nd floor

6:30 PM

Public Meeting All Are Welcome to Attend

1. Call to Order
2. Review of draft Minutes of Jan 26, 2016
3. Review of the Site Walk Meeting notes of Feb 13, 2016 Alepa property at 178 Poor Road. Tax Map 091-004-000. Report to the Board on the site walk. Shoreland application most recently discussed at the Jan 26th meeting.
4. Public Comment- total time may be limited to 15 minutes per the Chair
5. Matt McClay Tree Cutting Application. Property located at 63 Barton's ROW (private road). Tax Map 064-005-000. Proposal to remove one Hemlock tree.
6. New London Barn Playhouse (NLBP). Property located on Williams Road and Main Street. Tax Map 073-042-000. Zoned Residential. Conceptual plan discussed at the Jan 26th meeting. Update on the variance discussion.
7. Colby-Sawyer College Fine and Performing Art Center (F &PAC) Site Plan Application. Tax Map 085-033-000. The proposed project includes the construction of a new 15,000 square foot Fine and Performing Arts Center building on the campus between the Windy Hill School and the Curtis L. Ivey Science Center on the site of the Colby Farm building. The proposed building will have art studio space, office space, an art gallery, and a small black box theater. Proposed site improvements include sidewalks, site lighting, retaining wall, drainage features, landscaping, and utility connections. The conceptual plan was discussed at the Jan 14, 2016 meeting. Zoned Institutional District, Article X.
8. Big Hilltop Conceptual Subdivision Plan. Property located off of Davis Hill Road and Route 103A. Tax Map 068-010-000. Property owned by Big Hilltop, LLC. Proposal to add an additional 9.5+/- acres of land to the Clark Lookout property, the new total for Clark Lookout would be 14 +/- acres. Clark's Lookout is owned by the Town of New London. The parcel is in conservation and landlocked. Clark Lookout parcel is Tax Map 068-011-000, 4.47 +/-acres. Clark Lookout is Tax Map 068-011-000. Zoned Agricultural and Rural Residential (ARR), Article VI, minimum lot size is 4 acres.
9. Robert and Sandra Brown Trust Conceptual Subdivision Plan. Property located at 458 Forest Acres Road and 418 Bog Road. Tax Map 119-011-000 (Forest Acres Road) and 119-003-000 (Bog Road). Proposal to add 0.51+/- acres from Tax Map 119-003-000 to Tax Map 119-011-000. Property zoned Conservation District, Article XIII, minimum lot size is 10 acres.
10. Paul and Linda Messer Trust and David and Karen Demers Conceptual lot line relocation plan. Properties located at 600 and 586 Bunker Road, Tax Map 076-031 and 032-000. Zoned R-2 and in the Shoreland Overlay District.

11. Dorr Family Farm Site Plan Application. Approved with conditions at the Jan 14, 2016 meeting. Owner request clarification on the maximum number of cattle permitted. Property located on Morgan Hill Road and Little Sunapee Road. Tax Map 047-001-000, 046-004-000 and 060-005-000. Most recently discussed at the Jan 26th meeting.
12. Matt Conway, LLC. Conceptual Site Plan discussion to reopen CB Colburn Fine Gift and Candy which operated from 1978-2010. Property located at 374 Main Street. Tax Map 084-003-000. Zoned Commercial. Proposal to utilize 1,400 square feet of Unit 1 (most recently occupied by Colby Real Estate).
13. Rules of Procedure- Reading of proposed amendment to change the date for the election of officers.
14. Election of a new Chair in accordance with the Rules of Procedure.
15. Other Business
16. Agenda Attachment list- discussion of any items included on the list including correspondence, State applications, informational items and other items.
17. Future Meeting Dates- March 22, April 12, April 26, May 10 and May 24. Refer to the Planning Board meeting schedule revised Jan 14th and the Town's website for updated meeting information.
18. Motion to Adjourn

All Town of New London public meetings are accessible for persons with disabilities. The Town Office is handicapped accessible. Reasonable efforts will be made to accommodate persons with physical, emotional or sensory disabilities. Any person who feels that he or she may be unable to participate in a Town of New London public meeting should contact the Town at least 48 hours in advance of the meeting. Please contact the Town Office at 526-4821, ext. 10. Information about the meeting is available in the Town Office and information is posted on the Town's website. Questions regarding the Planning Board meeting, or items posted on the Town's website regarding the meeting can be directed to Lucy St. John, AICP Planning and Zoning Administrator at 526-4821, ext. 16 or email at zoning@nl-nh.com. The Planning Board may enter into non-public session, if voted, to discuss items under RSA 91-A: 3.