



TOWN OF NEW LONDON, NEW HAMPSHIRE

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NEW LONDON PLANNING BOARD NOTICE OF DECISION (NOD) Tuesday, October 9, 2018

Refer to the agenda and meeting minutes for additional details of the discussion.

1. **Zeller Family Trust.** Located at 686 Lakeshore Drive. Tax Map 051-014-000. Proposal to cut one (1) tree. Property located in the following overlay districts: Shoreland Overlay District and Stream Overlay District. Town received the application on September 13, 2018.
APPROVED UNANIMOUSLY

2. **Stormwater Management, Erosion & Sedimentation Control Plan** – David Brewster & Oleanna Klein – 217 Owl’s Nest Road. Tax Map 135-001-001. The property is zoned Residential (R2) and in the Shoreland Overlay District. The Applicant is applying to increase the impervious area on the property from 22.5% to 29.8%. Town received the application on September 20, 2018.
APPROVED UNANIMOUSLY

3. **PUBLIC HEARING – Mountain View Shopping Center, LLC & Mascoma Savings Bank - Final Site Plan Review.** Located at 259 Newport Road. Tax Map 059-008-001. 9.0+/- acres. Zoned Commercial (COMM). Applicant is applying to erect a free-standing sign for Mascoma Savings Bank adjacent to Newport Road. The applicant is being represented by Barlo Sign of Hudson, NH. Town received the application on September 14, 2018.
 - i. **The Planning Board advised the applicant to seek a variance from the ZBA to erect a free standing sign on their property.** The Sign Ordinance (Article II, *Signs and Numbers of Permanent Signs by Zone District, c*) reads that when two or more businesses are located on a single premise, each commercial business is permitted a total of two signs and that no more than one free stranding sign encompassing all of the commercial businesses on the single premise shall be permitted. Considering there is already a free-standing sign on the property for Hannaford, the board felt a variance would be required in order for them to approve an application. The board continued the application to November 27, 2018.

4. **PUBLIC HEARING – New London Hospital – Continued Final Subdivision** Located at County Road and Parkside Road Tax Map 072-017-000. 50.08 +/- acres. Zoned Commercial (COMM) and Urban Residential (R-1). The applicant is applying to subdivide the property into two parcels of 6.69 +/- acres and 43.39 +/- acres. The Town received the application on July 3, 2018. The hearing was continued at the November 13, 2018 Planning Board Meeting.

5. **PUBLIC HEARING – Continuum Development, LLC – Continued Final Site Plan Review and Subdivision for Planned Unit Development.** Located at Country Road and Parkside Road Tax Map 072-017-000, 43.39 +/- acres. Zoned Urban Residential (R-1). The applicant proposes the development of a Retirement Care Community. The community would consist of a four-level building that contains both rental and condominium units. The rental units would include of 20 memory care units, 5 independent living units, 47 assisted living units and 26 independent living condominium units. Additionally, the development proposes 33 cottage style independent living condominiums. The plans include the construction of an internal road and sidewalk network for vehicles and pedestrians. The town received the application on July 3, 2018. The hearing was continued at the November 13, 2018 Planning Board Meeting.

Town Planner
Town of New London

Please be advised that any persons aggrieved by a decision of the Planning Board concerning a plat or subdivision may present to the Superior Court a petition. Such petition shall be presented within 30 days after the date upon which the board voted to approve or disapprove the application. Refer to RSA 677:15 Court Review, for the specific language and other details. It is the petitioner's responsibility to seek legal counsel as they deem appropriate. This notice is for general informational purposes and in no way shall convey any legal advice.