TOWN OF
NEW LONDON, NEW HAMPSHIRE
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NEW LONDON PLANNING BOARD

Regular Meeting
AGENDA/PUBLIC HEARING

November 27, 2018 - 6:30 PM
Whipple Memorial Hall
25 Seamans Road
Public Meeting All Are Welcome to Attend

1. **Call to Order** - Note the order of the agenda may change per the Chair

2. **Review of minutes:** October 23, 2018 meeting.

3. **Public Comment**- the Chair may allow public comment for items not listed on the agenda and may limit the amount of time for public comment.

4. **Stormwater Management, Erosion & Sedimentation Control Plan** – **Benson, Brad** Located at 149 Sunset Shores Road Tax Map 091-008-000.The property is zoned Residential (R2) and in the Shoreland Overlay District. The proposed construction will decrease the impervious area from 28.8% to 27.1%, Town received the application on October 23, 2018.

5. **Lot Merger Application. Patton Revocable Living Trust.** Located 332 Burpee Hill Road. Tax Map(s) 070-038-000 3.25 acres) zoned Agricultural/Rural Residential (ARR) and 070-037-000 (1.6 acres) zoned Agricultural/Rural Residential (ARR). Town received the application on October 23, 2018.

6. **Temporary Access Path in the Waterfront Buffer.** Located at 1014 Lakeshore Drive and 1026 Lakeshore Drive. Tax Maps 064-011-000 (1.1 acres) and 064-10-000 (1.1 acres). Zoned Residential (R2). The applicant is applying to construct a temporary twelve-foot-wide path to use for heavy equipment that will be replacing a failing retaining wall. Town Received the application on November 5, 2018.

7. **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 hearing was continued from the October 9, 2018 Planning Board Meeting. The Town received the application on July 3, 2018.

8. **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 hearing was continued from the October 9, 2018 Planning Board meeting.

9. **Continued PUBLIC HEARING – Crimi Holdings of New Hampshire, LLC –Final Subdivision**
   Located at 214 Soo Nipi Park Road – Tax Map 127-001-000, 64.1 +/- acres, Zoned Residential (R2) in the Shoreland Overlay District. The applicant is applying to subdivide the property creating nine new lots for a total of ten lots. The lot sizes are as follows: 12.58 ac., 5.66 ac., 3.33 ac., 2.13 ac., 2.15 ac., 2.73 ac., 3.00 ac., 2.55 ac., 2.78 ac., and 25.91 ac. The first three lots have frontage on Lake Sunapee. The Town received the application on October 2, 2018. The hearing was continued from the October 23, 2018 Planning Board Meeting.

10. **Other Business**
11. **Master Plan Update**
12. **Zoning Ordinance Subcommittee**
13. **Correspondence Received**
14. **Future Meeting Dates:** Refer to the Planning Board Meeting Schedule and the Town's website for updated meeting information**.** Next meeting schedule for Tuesday, December 11, 2018.

15. **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. 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 Adam Ricker, Town Planner at 526-1247 or to Kim Hallquist at 526-1240. The Planning Board may enter into non-public session, if voted, to discuss items under RSA 91-A: 3.