



TOWN OF
NEW LONDON, NEW HAMPSHIRE

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NEW LONDON PLANNING BOARD

**Whipple Town Hall
429 Main Street**

(THIS MEETING WILL BE HELD IN-PERSON)

**Regular Meeting
AGENDA/PUBLIC HEARING**

November 9, 2021 - 6:30 PM

1. **Call to Order** - Note the order of the agenda may change per the Chair
2. **Review of minutes:** October 26, 2021
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. **Tree Cutting** – Glenda S Cottrill Trust, Located at 320 Soo Nipi Park Road, Tax Map 126-001-0-0-0, +/- 1.3 acres, Zoned Residential (R2) in the Shoreland Overlay District. The applicant is applying to remove three trees from the waterfront buffer that are within the footprint of an existing deck. Application received October 18, 2021.
5. **PUBLIC HEARING – Conditional Use Permit - Accessory Dwelling Unit** –Anthony Seminara, Located at 52 Bog Road. Tax map 095-035-0-0-0, +/- 5.5 acres. Zoned Agricultural Rural Residential and Residential (ARR & R2, the property straddles the zoning boundary). The applicant is applying for an accessory dwelling unit of 624 square feet in an existing space. The building is located in the ARR portion of the property. Application received October 18, 2021.
6. **PUBLIC HEARING Final Site Plan Review**– Northeast Investments LLC – Located at 406 Main Street. Tax Map 085-044-0-0-0, +/- 0.98 acres. Zone Commercial (Comm). The applicant is applying to modify the approved application of July 27, 2021. The modifications are temporary during the construction/development of the site, to allow for the partial opening of two spaces in the existing building and it allow for temporary parking waivers while the new parking lot is under construction. Application received October 19, 2021.
7. **PUBLIC HEARING – Final Site Plan Review**. Calerin, LLC dba Spring Ledge Farm. Located at 37 Main Street, Tax Map 073-055-0-0-0 +/- 44.36 acres, Zoned Urban Residential (R-1). The applicant is applying to construct a 42' x 8' open face shed, and a 12' x 12' gazebo. The application was received October 20, 2021.
8. **Update from Master Plan Implementation Committee**
9. **Future Meeting Dates:** Refer to the Planning Board Meeting Schedule and the Town's website for updated meeting information. Next meeting scheduled for Tuesday, December 14, 2021.

Motion to Adjourn