



TOWN OF NEW LONDON, NEW HAMPSHIRE

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NEW LONDON PLANNING BOARD Regular Meeting AGENDA

Tracy Memorial Library
304 Main Street

Tuesday, July 12, 2016
6:30 PM

Public Meeting All Are Welcome to Attend

1. Call to Order
2. Big Hilltop LLC and the Town of New London -Plan of Annexation. Property located on Davis Hill Road and Route 103A. Property owned by Big Hilltop, LLC, Tax Map 068-010-000 and Town of New London (Crook Conservation Easement/Clark Lookout), Tax Map 068-011-000. Town parcel before annexation 4.47 +/- acres, following annexation 13.97 +/- acres. Big Hilltop acreage before annexation is 39.8 +/- acres, and acres after annexation is 30.30 +/- acres. Zoned Agricultural and Rural Residential (ARR), Article VI. Plan prepared by Pierre Bedard, NH Licensed Land Surveyor. Conceptual plan discussed at the Feb 23, 2016 Planning Board meeting. Per March 2016 Town Meeting, Article 17, the Town authorized the Conservation Commission and the Board of Selectmen to accept ownership on behalf of the Town and to include any such land within the existing conservation easement held by Ausbon Sargent Land Preservation Trust.
3. Public Comment- total time may be limited to 15 minutes per the Chair
4. Review of draft Minutes of June 14th; June 16th Accessory Dwelling Unit (ADU) Subcommittee; June 17th CIP Subcommittee; June 21st Alpaca Farm Site Walk and June 28th Work Session.
5. Michael Morgan & Laurie Schive Tree Cutting Application. Property located at 721 Little Sunapee Road. Tax Map 033-015-000.
6. Greenawalt Tree Cutting Application. Property located at 185 Forest Acres Road (Messer Pond). Tax Map 105-017-000. For removal of diseased tree.
7. Commercial Farm for Alpaca Livestock Site Plan Application. Property owned by Doug Evans and Sandra Chouinard (previous owner Frederick G. Ray Trust c/o Karen Johnson). Property located at 127 Sutton Road. Tax Map 123-005-000 (old # 123-010-000). Discussed at the June 14th meeting and the Public Hearing continued to the July 12th meeting. Site Walk held on June 21st.
8. Site Plan Application for EPG Colonial c/o Paul Feinberg. Property owned by Mountain View Shopping Center/Crosspoint Associates. Located at Newport and County Road. Tax Map 059-008-000. Zoned Commercial. Tenant is Go Lightly Vintage Boutique, LLC Alison Vernon managing partner. The tenant proposes to operate Unit G consisting of approximately 1443 square feet of space for the consignment sale of previously owned home goods and art. Waivers requested to the Site Plan Regulations.

9. Christopher Alepa. Property located in the Shoreland Overlay District. Property located at 178 Poor Road. Tax Map 091-004-000. Located on Lake Sunapee. Site Walk conducted on Feb 13, 2016. Development on the parcel including expansion of impervious area greater than 20%.
10. Gary Anderson. Property located at 750 Little Sunapee Road. Tax Map 021-001-000. Update and photographs submitted June 22, 2016. Property previously discussed at the following meeting Oct 6, 2015; Nov 18, 2014; Sept 23, 2014 and Sept 9, 2014.
11. King Hill Road Conceptual Subdivision Plan. Property owned by Arnold & Anne Wood. Property located at 1845 King Hill Road. Tax Map 137-019-000. Agent for owner, Richard Carter of CQ Builders.
12. Amending the meeting schedule
13. Zoning Amendment discussion update
14. Subdivision Regulations road provisions
15. Other Business
16. Report from Planning Board Representatives of following Committees/Boards
 - Conservation Commission
 - Energy Committee
 - Board of Selectmen
 - Regional Planning Commission (RPC)
 - Planning Board Subcommittees (ADU, CIP, Signs)
17. Agenda Attachment list- see list for details including correspondence, State applications, informational items and other items.
18. Future Meeting Dates- Refer to the Planning Board Meeting Schedule and the Town's website for updated meeting information.
19. 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.