

Present: Vice-Chairman John (Jack) Karcz, Members John (Jack) Downing, Andrew Kohlhofer, Roger Barham, Alt. Member Tom O'Brien, Building Official Bob Meade, Senior Planner Jenn Rowden, and Land Use AA/Recording Secretary Casey Wolfe.

Also attending: Bob Kelly, Richard Fisher, Alfred Patterson, Andy Galloway, and John Galloway

Mr. Karcz opened the meeting at 7:03 PM.

I. MINUTES

Mr. Kohlhofer made a motion to approve the minutes of June 1st and of June 15th with typographical errors. Mr. Barham seconded that motion with all in favor.

II. CONTINUED BUSINESS – none

II. NEW BUSINESS

Seacoast Farms – Bob Kelly out of compliance with his site plan

Mr. Kelly approached the Planning Board at 7:05 PM. Mr. Meade brought up that the tailings are a concern and that he needs to get rid of them or else the Planning Board may have to bond them. Mr. Kelly responded that he has moved 2,000 yards in the last month and that he has been negotiating some projects that would move more tailings. Mr. Kelly claimed that getting rid of his tailings is primarily a market issue. Mr. Meade suggested giving him a certain amount of days to bring his tailings back into compliance. Ms. Rowden suggested doing a 30-day deadline. Mr. Barham brought up doing a site walk after the deadline to make sure he is in compliance. Mr. Kelly felt that 30 days would be a little tight. He wished to have to rest of the construction season to get rid of the tailings since he is not in control of the market. Mr. Karcz felt we should move on to another issue before the Board makes a decision.

The Board moved on to wetland setbacks. Mr. Meade asked if he is working on getting windrows out of the wetlands. According to Mr. Kelly, he was told by the previous building inspector to put berms right where the set-back is supposed to be as a barrier. Mr. Karcz mentioned that Mr. Tatem wants a continuous berm and stump grindings to be there. Mr. Kelly disagrees with this and felt that it was not a good idea for drainage. Mr. Kelly also mentioned that his wells will be monitored next Tuesday. Lastly, the number of trucks needed to be addressed. Mr. Karcz felt that if the trucks are moving tailings, then it's a good thing. Mr. Kelly felt that the 16 truck daily limit is really supposed to be an average. There was some discussion about whether trucks really should be limited in a Cooperate Commercial District area. Mr. Karcz felt that if the Board gives Mr. Kelly three months to remove the tailings, then neighbors will have to deal with extra trucks for three months. Mr. Meade read the 1999 minutes spelling about the number of trucks. Ms. Rowden said that the site plan does say 16 trucks per day. She proposed that the Board gives Mr. Kelly 90 days to remove the tailings. During that 90 days, he

can double the amount of trucks. After that, he has to go back to 16 trucks until he amends his site plan. Mr. Meade suggested changing the notes on the plan in August when the Galloway's come in rather than open this up again in October.

Mr. Kohlhofer made a motion to give Mr. Kelly until October 12th 2016 to remove the extra tailings and to allow him 30 trucks a day to do this. Mr. Downing seconded that motion with all in favor.

Mr. Karcz reminded everyone that the black residue issue needs to be resolved and that there needs to be a conversation between Mr. Kelly and Stantec about this. Mr. Meade suggested a slit fence or hay between berms and that there was discussion at the site with Mr. Tatem & Mr. Kelly about replacing the berms with wood chips and stone (remulching existing berms). Mr. Kelly left at 7:45.

Alfred Patterson and Richard Fisher – Proposed Asphalt Plant on Map 5 Lot 34

Ms. Rowden said that an asphalt plant is not a permitted use in the district and that first Mr. Patterson would need to go to the ZBA for a variance.

Mr. Fisher said that he has talked to some neighbors and said that there were some concerns about smoke and sound. He also wanted to confirm with everyone that he would not use Squire Road to access the asphalt plant. There was some discussion about Shirkin Road getting rerouted on the other side. It is possible that both the Raymond and Fremont Planning Boards will need to be involved with this site plan if it's declared a regional impact. It was left that the next step for them would be to go to the ZBA. Ms. Rowden recommended that they do not submit applications to the Planning and Zoning Boards at the same time. The biggest issue that they are going to have is the use. There is also the chimney height (twice what is allowed). Mr. Patterson and Mr. Fisher left at 8:02 PM.

Mr. Andy Galloway and Mr. John Galloway

Mr. Barham recommended not switching engineers given the nature of the application. Previously to this meeting, he went to Stantec and asked for the process that the firm uses while providing Fremont with its services. It seems that Mr. Galloway's primary concern is that Mr. Tatem is not a PE. Rene LaBranche from Stantec wrote a letter to the Board addressing that concern. Mr. Tatem is not working in isolation. Mr. Barham was personally satisfied that Stantec is working his due diligence. If the Galloway's can prove that Mr. Tatem has not been doing his due diligence, then there could be more discussion.

Mr. Andy Galloway felt that Mr. Tatem is a "mouth piece." He wanted someone with equal standing to his engineer Dennis Quintal. Mr. Galloway felt that every month Mr. Tatem finds a new problem with his site plan. Mr. Galloway felt that if he is paying for the engineer, he should have a say who this engineer is. Mr. Karcz did not agree with this. When you are paying for Dan

Tatem, you paying for Stantec's services – all of his work is reviewed. He also brought up that having a PE from Stantec would cost more per hour and that Stantec represents the town. Mr. Barham will get an itemized bill from Stantec for Mr. Galloway per Mr. Galloway's request.

There was also some discussion about who would provide the inspectional services. Mr. Barham stated that the town engineer will provide the inspections. Mr. Andy Galloway and Mr. John Galloway left the meeting at 8:35 PM.

III. OTHER BUSINESS

Zoning Recodification

Ms. Rowden briefly went over that with the zoning recodification that she has been working on, she can reduce the size of the zoning ordinance significantly. A few modifications need to be made to satisfy some decisions that have been made from the Supreme Court.

There was also some discussion about the Road Infrastructure Impact Fee. Ms. Rowden mentioned that there is a list in the RSA of what you can assign impact fees to.

Agreement for Professional Planning Services Contract

Mr. Barham believed that when we went through the budget, there was an allowance made for the price increase. He will double-check on this. The Planning Board will vote to renew the contract at the next meeting.

IV. BUILDING INSPECTOR'S REPORT

Scott Suprenant's 30 days are up. Mr. Meade has driven by and has not seen the fuel tank, the Tractor Trailer trucks or the parked cars.

There has been a report that on Shirkin Road someone has been cutting into the right-of-way. Some trees are gone on both sides of the road.

Mr. Kohlhofer brought up the house across from the church that looks like a junk yard. Mr. Meade has already written two letters to the owner. There was some discussion about whether it's time to have a letter written from the Planning Board. Mr. Meade will write one more letter to this family. Mr. Karcz also brought up that there was an unusual amount of vehicles parked on Frost Lane.

There was some discussion about a complaint about Suprenant's trucks leaking fuel and the fire department cleaning it up.

Mr. Meade left an updated list of items to go over. Driveway regulations had been added.

Finally, there was some discussion about Brett Hunter's position as Chairman. It was decided for Mr. Hunter to remain Chairman despite his work obligations. Both Mr. Karcz and Mr. Barham are willing to step in and help when need be.

Mr. Downing made a motion to adjourn the meeting at 9:05 PM. Mr. Kohlhofer seconded that motion with all in favor.

Respectfully Submitted.

Casey Wolfe
Recording Secretary

Action Items:

- Mr. Barham will look for detailed invoices from Stantec to deliver to Galloway
- Mr. Barham will make sure there is an allowance in the budget for the price increase of the circuit-rider services
- Mr. Meade will write another letter about what looks like a junk yard on Main Street.