

Posted: December 4, 2013  
Revised: December 3, 2013  
Revised: December 10, 2013  
Revised: December 12, 2013

**AGENDA**  
**HOOKSETT PLANNING BOARD MEETING**  
**HOOKSETT TOWN HALL CHAMBERS (Room 105)**  
**35 Main Street**  
**Monday, December 16, 2013**  
**6:00 PM**

**MEETING CALLED TO ORDER AT 6:00 P.M.**

**INTRODUCE MEMBERS OF THE BOARD**

**PLEDGE OF ALLEGIANCE**

**APPROVAL OF MINUTES OF 12/2/13**

**ZBA SPECIAL EXCEPTION**

**1. BRIDGE BAY, LLC (ZBA Case #13-17)**  
**99 Mammoth Rd, Map 41, Lot 36**

- **Special Exception:** A Special Exception for wetland impact was granted on August 8, 2006 for 9,967 square feet (SF), but plan indicated 5,498 SF, 325 SF of which was temporary. A special exception is requested from Article 18, Section E of the Zoning Ordinance to permit construction of a single 21-unit, three story, multi-family residential building instead of the previously proposed two 12-unit buildings. Currently, there is a separate, existing 12-unit, three story, multi-family residential building on site. The proposed building will reduce wetland impacts from 5,498 SF to 5,173 SF and reduce the buffer impact by placing all parking around proposed building.

**EXTENSION REQUEST & PUBLIC HEARING**

**2. WALMART (WASTEWATER TREATMENT PLANT) (plan #08-37)**  
**3 Commerce Dr., Map 37, Lot 43**

Site plan for the proposed addition of a 249 sq. ft. wastewater treatment plant. The Active & Substantial period expired on 02/03/12. On 08/06/12 the Planning Board granted a 1 year extension to 02/03/13. On 01/07/13 the Planning Board granted a 2nd 1 year extension to 02/03/14. The applicant is seeking a 3<sup>rd</sup> 1 year extension to 02/03/15.

- **Extension Request** - Development Regulations (06/04/12) Section 22. Legal Provisions 22.02 Five-Year Vesting Period “The Board may grant extensions, upon written request filed with the Board at least thirty (30) days prior to expiration of the Vesting Period,

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stating the requested length of extension and the extenuating circumstances justifying an extension.”

**PUBLIC HEARINGS**

**3. AUTUMN FROST / DAVID SCARPETTI (plan #13-20)**

**Summerfare St, Map 35, Lots 7, 1-8 and 1-9**

18-lot residential subdivision with lot line adjustments to lots 1-8 and 1-9.

- **Decision** of buffer.

**CONTINUED HEARING ON FINAL APPROVAL**

**4. MIACOMET DEVELOPMENT, LLC (plan #07-37)**

**Webster Woods, Phase II, Daniel Webster Hwy, Map 6, Lot 114**

Final site plan approval.

**PRESENTATION**

**5. STANTEC CONSULTING SERVICES, INC.**

Discussion of engineering services.

**OTHER BUSINESS**

- **Adopt Planning Board Rules of Procedure Amendments**
- **Planning Board 2014 Schedule**
- **Approval of Stantec Invoices**

**CHANGE OF USE**

**BOARD DISCUSSION**

**ADJOURNMENT**

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