

**HOOKSETT  
TECHNICAL REVIEW COMMITTEE (TRC)  
MEETING MINUTES  
HOOKSETT MUNICIPAL BUILDING – Room 204  
Thursday, December 5, 2013**

**CALL TO ORDER**

The meeting was called to order at 9 am.

**ATTENDANCE**

**Town Staff:** Richard Bairam (ZBA), Carolyn Cronin (Assistant Town Planner), Mike Hoisington (Fire), Matthew Lavoie (Code Enforcement Officer) and Dan Tatem (Stantec)

**Representing the Applicant:** J. Corey Colwell (MSC Civil Engineers), Jonathan Oakes, Ryan Crosbie, Matthew Valle and Ted Fitzgerald

**Pike Industries - plan #13-36 (Village Water, Sewer)  
Jonathan Oakes / MSC Civil Engineers & Land Surveyors, Inc.  
38 Hackett Hill Rd Map 12, Lot 11**

Site plan to replace two existing plants with one new asphalt plant.

The plant was originally erected in 1992. The proposal is to replace the existing asphalt plant with something more efficient and quieter. The entire project area is impervious and not within 100 feet of wetlands. There will be no new additional impervious area. No increase in the number of employees and vehicles.

The applicant received a waiver for completeness. Waiver request should have a note stating that there will be no added impervious area. Applicant will verify with the Town Planner.

Some components (buildings) will be removed (see plans). The only component that will remain is the tower section. New components will be brand new. Bins where the asphalt will be stored will be added. Utilities (water and sewer) are all on site. Plant will be energized with natural gas through Liberty Gas, resulting in 50% costs reduction. Liberty Gas will provide plans for the 6 inch main pipe. Will use spec oil until pipes are ready to deliver gas, which will be in April.

D. Tatem added typically engineers provide the plans for gas and presented to the Planning Board as part of the plans.

Applicant went over the benefits of the new plant:

1. More efficient and modernized - They are not trying to achieve more capacity. Will have (5) 200-tons storage silos.
2. Energy efficient - Heating something vertically is more efficient.
3. Environmental benefits – significant overall reduction in pollutant emissions.
4. Going from 2 plants down to 1 plant resulting in 32% reduction in amount of fuel stored on site.

M. Hoisington stated per Fire ordinance, there will be no parking within 30 feet of any new buildings. Fire lanes around buildings have to be marked. This does not apply to existing buildings.

Existing control room does not have 30 feet, will need to be sprinklered, if extended.

### **Other Items Discussed**

- Impact fees may be due for new buildings. Will verify with the Town Planner.
- Preliminary stamped drawings for the foundation are available. M. Lavoie stated 3<sup>rd</sup> party review/inspections are not required but most contractors hire 3<sup>rd</sup> party review/inspectors for foundation.
- Existing tanks will be decommissioned. Construction plans for the new tanks will be submitted.
- New water and sewer pipes will be tied to existing lines.
- Will need a demo permit (\$50 fee each) for every building being removed. Concrete pads and piers will be removed and recycled.
- 18 feet extension on the retention wall.
- Building permit for foundation only, can be applied for prior to Planning Board approval.
- No building permit will be issued until plans are approved by the Fire Department.
- Have floor plans but not mechanical plans.
- No structures over water and sewer lines.
- Grading off the tank needs to be 3:1 slope.

The Town requires for survey and property lines to be recorded. Need to be added to waiver request if being waived. Cover sheet and site plan need to be recorded.

Revised plans will be submitted by December 19, 2013. This project is scheduled for Planning Board public hearing on Monday, January 6, 2013.

### **ADJOURNMENT**

Meeting adjourned.

Respectfully submitted by,

Evelyn F. Horn  
Administrative Assistant