

TOWN OF JAFFREY
Jaffrey, New Hampshire
PLANNING BOARD
Meeting Minutes
April 9, 2013

Present: Chairman Merrell, Members, Deschenes, Despres, Grodin, Kresge, Moore and Selectmen's Representative MacIsaac

Absent:

Staff: JoAnne Carr, Director of Planning and Economic Development, Selectmen's Representative Alternate Tom Rothermel.

MEETING MINUTES APPROVAL

On a motion by MacIsaac, seconded by Kresge the minutes of the March 13, 2013 meeting were approved as submitted. (6-0)

PRELIMINARY HEARING

None

CALL TO ORDER

Chairman Merrell called the public hearing to order at 7:00 p.m.

APPLICATION ACCEPTANCE

None

PUBLIC HEARING – NEW

None

PUBLIC HEARING – CONTINUED

1. PB 12-15 The Park Theatre, 6 River St. & 19 Main St., Map 238/ Lots 14 & 16, Zone: General Business

Major Site Plan - The applicant proposes to raze the building for construction staging and future parking lot on lot 14 and renovate/reconstruct the Park Theatre building on lot 16.

Presentation: Jack Belletete

Appearance: Caroline Hollister

Mr. Belletete would like to request another thirty day extension; the reason being is that the contractor, BayButt abruptly went bankrupt leaving them to search for and hire another contractor. They have selected Hutter Construction and feel they can have all outstanding issues ready within thirty days allowing them to present at the May 14th meeting.

Upon review of the advertising deadlines for May and statutory notice requirements the applicant realized that in order for their plans to be available in time for the Planner's monthly review they would have to opt for the June 11, 2013 public hearing.

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There was discussion about the length of time between the last public hearing and the proposed next hearing; specifically relating to re-notification. On a motion by Grodin, seconded by MacIsaac the board agreed to consider it a continuation to the June 11, 2013 meeting. However public notice and certified mail to the abutters must be made.

There being no further questions Chairman Merrell continued the public hearing.

DECISIONS

None

OTHER BUSINESS

Matt Despres – Class VI road, request to build.

Mr. Despres was before the Selectmen with a request to build on Red Gate Rd., a class VI road. The Selectmen deferred to the Planning Board for comment. Ms. Carr presented aerial maps for the board's reference. Chairman Merrell reminded the members that a few years ago they had compiled a list of all class VI roads in Jaffrey with respect to potential building along with their findings and he believes this area was thought to be developable.

Mr. Tom Rothermel lives on Red Gate Road and offered some road maintenance history to the board. Mr. Rothermel is concerned about the condition of the road and questions whether or not fire trucks could safely pass. He feels that upgrading it to a class V road may not be an option that the Town should consider and asked that the board and the Town take that into consideration. Chairman Merrell stated that if they recommend to the Selectmen that the lot is developable they will also recommend that the road be improved. Mr. Rothermel suggested that if the board makes a site visit that they invite DPW Director Randy Heglin and Fire Chief David Chamberlain.

Selectmen's Representative MacIsaac sees one of the issues as maintenance. Who maintains the class VI road? Chairman Merrell stated that there should be a policy regarding those things such as maintenance.

Following a brief discussion the board decided that a site visit was appropriate before responding to the Selectmen and they would like DPW Director Randy Heglin and the Fire Chief David Chamberlain to attend. The site visit was set for Wednesday, April 24, 2013 at 3:00 p.m. Members will meet at Red Gate Rd. Members can park in the yard of Selectmen Tom Rothermel.

Election of Officers

On a motion by Merrell, seconded by Moore the board elected Member Kresge to the Chairman position. (7-0)

On a motion by Moore, seconded by MacIsaac the board elected Member Merrell to the Vice Chairman position. (7-0)

On a motion by Merrell, seconded by Kresge the board elected Member Moore to the Secretary position. (7-0)

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CIP update – JoAnne Carr

Ms. Carr stated that she is still looking for members; two from the Planning Board and two at large. Meetings should not be longer than an hour and she hopes to meet no more than six times – May & June and again September through December. Chairman Merrell and Member Kresge have agreed to represent the Planning Board.

Welcome new Alternate Members

Candra Bergeron and Selectmen's Representative Alternate Thomas Rothermel

ADJOURNMENT

The meeting adjourned at 8:00 p.m.

Submitted:

Erlene Lemire
Recording Secretary

Attest:

Edward Merrell
Chairman, Jaffrey Planning Board