

**MINUTES OF THE MEETING
PLANNING BOARD
April 10, 2019
7:00 PM**

MEMBERS PRESENT: Robert Smith, Chairman; Mark Beliveau; David Cedarholm; Wayne Lehman; John LaCourse, Selectmen's Rep. & Howard Hoff, Alternate.

OTHERS PRESENT: Linsey DiTonni, GPI; Tim MacVittio, Life Storage; Bill Booth, Building Inspector & Caren Rossi, Planning & Zoning Admin.

MINUTES

Draft Minutes 2/21/2019 & 3/14/2019

The Board discussed the minutes tabled from the last meeting, 2/21/2019 and the minutes from the last meeting.

Wayne Lehman made a motion to approve them both.

Howard Hoff second

Vote: all

PB1819-12

A continued accepted application from applicant, Life Storage LP is requesting Site Review for the proposed construction of a climate controlled storage building approxamly 12,800 sq. ft. The property is located at 44 Calef Highway, and is known as Lee Tax Map #04-03-0300. This is an application acceptance hearing and possible final hearing.

Caren Rossi read the definition of Impervious Coverage. Addressing the increase area with the fire chief wanting access to 3 sides of the building at the site walk earlier tonight.

Impervious Coverage: Any and all areas covered by buildings, structures, pavement or materials impervious to water.

Lindsey Ditonni stated that they will make adjustment to meet the 39 percent that's allowed.

Lindsey Ditonni, GPI explained that they have received Jay Stephens's comments and will address them all and resubmit the plans and drainage calculations all back to him. She will bring copies of everything to the next meeting.

David Cedarholm spoke with great concern of the roof gutters coming off and not working correctly. Where will the water go and how fast?

There was a great discussion on this and Lindsey Dittoni will be sure that this is reviewed in her calculations that are reviewed by the towns engineer.

Wayne Lehman made a motion to continue the meeting to May 9, 2019.
John LaCourse second.
Vote: all, meeting continued.

Kyle Pimental- Strafford Regional Planning Commission

Caren Rossi explained that the flood area study has been completed by SRPC & Geosyntec and they are ready to present it to the Board. He also explained that a subcommittee should be formed to review the current regulations.

The Board would like to hear the presentation and then form a committee if necessary. They would like them to present it June.

Lee USA Speedway

Caren Rossi presented photos of the security booth they would like to replace. She asked if the Board wanted to do a site review of it. (See attached photos)

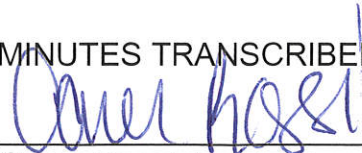
They agreed that they did not. It was a very small building and now changes other than the new building which isn't much larger.

Work Session

The Board continued to review the site review regulation changes proposed.

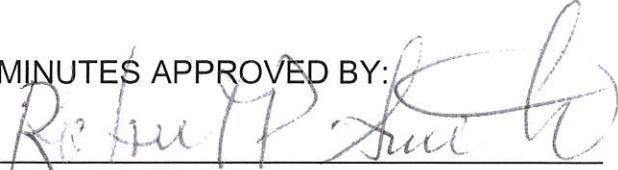
April 11, 2019

MINUTES TRANSCRIBED BY:



Caren Rossi, Secretary

MINUTES APPROVED BY:



Robert Smith, Chairman



Wayne Lehman


Mark Beliveau

David Cedarholm


Howard Hoff

John LaCourse, Selectmen's Rep.

**TOWN OF LEE PLANNING BOARD
7 MAST ROAD
LEE, NH 03861
Planning Board Public Notice
Agenda**

The Town of Lee Planning Board will conduct a public meeting on April 11, 2019 at 7:00pm at the Public Safety Complex.

The Agenda is as Follows:

- 7:00PM Call to order by Chairperson
- Roll Call
- Review and adopt draft minutes of 2/14/2019 & 3/14/19
- Report of officers and committees
- Review any correspondence

New Business

OLD BUSINESS

PB1819-12

A continued accepted application from applicant, Life Storage LP is requesting Site Review for the proposed construction of a climate controlled storage building approxamly 12,800 sq. ft. The property is located at 44 Calef Highway, and is known as Lee Tax Map #04-03-0300. This is an application acceptance hearing and possible final hearing.

Work Session- Site Review Regs

OTHER BUSINESS: Public Comment

POSTED AT THE LEE TOWN HALL AND THE OFFICE OF PLANNING & ZONING, ON FRIDAY, MARCH 29, 2019 AT 12:00 NOON.