

**TOWN OF NEW BOSTON  
NEW BOSTON PLANNING BOARD  
Minutes of 2014 Meetings**

December 9, 2014

1           The meeting was called to order at 6:30 p.m. by Vice Chairman Mark Suennen. Present  
2 were regular members Don Duhaime and David Litwinovich; alternate Joe Constance; and, ex-  
3 officio Dwight Lovejoy. Also present was Planning Coordinator Nicola Strong.

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5           Present in the audience, for all or part of the meeting, was Timothy Crowell.

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7           **TREMBLAY, MICHAEL**

8           **TREMBLAY, JOANNE**

9           **TREMBLAY, ROBERT**

10          **SHERMAN, JEANNE**

11          Public Revocation Hearing/Non-Residential Site Plan Review/cordwood processing & sales  
12          agricultural business

13          Location: 194 Parker Road

14          Tax Map/Lot #3/122

15          Residential-Agricultural "R-A" District

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17               Before the Vice Chairman opened the hearing, Timothy Crowell asked how to make  
18 amendments to his site plan for an auto restoration business on Chestnut Hill Road. The Board  
19 informed him to write a letter outlining his intentions and submit it to the Planning Department.

20               The Vice Chairman opened the hearing and announced that Mr. Tremblay through his  
21 lawyer had requested a postponement of this hearing to the Board's next meeting.

22               The Vice Chairman appointed Joe Constance to a full voting member in Peter Hogan's  
23 absence.

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25               Joe Constance **MOVED** to adjourn the hearing of Michael Tremblay, Joanne Tremblay,  
26 Robert Tremblay and Jeanne Sherman, 194 Parker Road, Tax Map/Lot #3/122,  
27 Residential-Agricultural "R-A" District, to December 23, 2014, at 6:30 p.m. David  
28 Litwinovich seconded the motion and it **PASSED** unanimously.

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30           **MISCELLANEOUS BUSINESS AND CORRESPONDENCE FOR THE MEETING OF**  
31           **DECEMBER 9, 2014**

- 32  
33           1.       The minutes of November 25, 2014, were noted as being distributed by email, for  
34 approval with or without changes at the December 23, 2014, meeting.  
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36           2.       Email received November 25, 2014, from James Bath, Shaky Pond Development, re:  
37 request for a one year extension to his conditions precedent deadline of January 13, 2015,  
38 for the Board's action.

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40               The Vice Chairman noted that the current expiration date for the conditions precedent  
41 deadline was 1/13/15. He further noted that since Emile Bussiere had recently received an  
42 extension for the completion of Indian Falls and Susan Roads and the Forest View II subdivision  
43 was also extended, the Board should consider this request. He thought the conditions subsequent

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1 **MISCELLANEOUS BUSINESS, cont.**

2  
3 should be extended as well. The Coordinator pointed out that the precedent deadline was going  
4 out a year but the conditions might be fulfilled prior to that. She suggested waiting until closer  
5 to the 2016 conditions subsequent deadline to consider extending that deadline if needed. The  
6 Board agreed.

7  
8 Don Duhaime **MOVED** to approve the extension request for the Conditions Precedent  
9 deadline for Shaky Pond Development, Tax Map/Lot #15/15, Residential-Agricultural  
10 "R-A" District to January 13, 2016. Joe Constance seconded the motion and it **PASSED**  
11 unanimously.

12  
13 Chairman Peter Hogan arrived at the meeting. He asked Vice Chairman Mark Suennen  
14 to continue chairing the meeting.

- 15  
16 3. Letter with Subdivision/Site Plan Guarantee Release Worksheet attachment received  
17 December 4, 2014 from Kevin M. Leonard, P.E., Northpoint Engineering, LLC, to Nic  
18 Strong, Planning Coordinator, re: Woodland Development (Lemay Subdivision) – Bond  
19 Release #1, for the Board's action.

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21 The Vice Chairman noted that the Board was in receipt of a letter and recommended  
22 bond reduction for this subdivision from the Town Engineer which was the first requested  
23 reduction for this project.

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25 Peter Hogan **MOVED** to approve the bond reduction as recommended by the Town's  
26 Consulting Engineer, to reduce the bond for Fieldstone Drive to \$50,877.76. Don  
27 Duhaime seconded the motion and it **PASSED** unanimously.

- 28  
29 4. An As Built Plan Review Comments letter received December 3, 2014, from Kevin M.  
30 Leonard, P.E., Northpoint Engineering, LLC, to Nic Strong, Town of New Boston, re:  
31 Woodland Development, Fieldstone Drive, was distributed for the Board's information.

- 32  
33 5. A letter with New Boston Community Profile attachment received December 4, 2014,  
34 from Bruce DeMay, Director, Economic & Labor Market Information Bureau, New  
35 Hampshire Employment Security, to Nic Strong, Planning Coordinator, Town of New  
36 Boston, was distributed for the Board's information.

- 37  
38 6. Construction Services Reports dated November 16, and 18, and December 02, 2014, from  
39 Northpoint Engineering, LLC, for Woodland Development, LLC, were distributed for the  
40 Board's information.

- 41  
42 7. Construction Services Reports dated November 20, and 25, 2014, from Northpoint  
43 Engineering, LLC, for Forest View, II, were distributed for the Board's information.

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1 **MISCELLANEOUS BUSINESS, cont.**  
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3 8a. A letter dated December 1, 2014, from Kevin M. Leonard, P.E., Northpoint Engineering,  
4 LLC, to Shannon Silver, Planning Department, re: Maintenance Bond Expiration Site  
5 Visit – Karen M. Morin Revocable Trust (Daylily Lane), was distributed for the Board's  
6 information.  
7

8 8b. A copy of a letter dated November 26, 2014, from Shannon Silver, Planning Board  
9 Assistant, to Berkley Surety Group, LLC, re: release of Maintenance Bond for Daylily  
10 Lane, was distributed for the Board's information.  
11

12 9. Letter dated December 2, 2014, from William Drescher, Esq., re: Ordinance Review -  
13 2015 Proposed Zoning Amendments, for the Board's review and discussion.  
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15 The Board agreed with Bill Drescher, Esq.'s suggestions for amendments to two of the  
16 proposed Zoning Ordinance Amendments and noted that the packet of amendments could be put  
17 forward for the public hearing scheduled for December 23, 2014, following the adjourned  
18 revocation hearing from earlier in the meeting.  
19

20 There being no other business, at 6:44 p.m. Peter Hogan **MOVED** to adjourn. Joe  
21 Constance seconded the motion and it **PASSED** unanimously.  
22

23 Respectfully submitted,  
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25  
26 Nicola Strong  
27 Planning Coordinator  
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29 Minutes approved: 12/24/14