

1 Sandown Planning Board
2 Minutes
3 March 19, 2019
4

5 **Date:** March 19, 2019

6 **Place:** Sandown Town Hall

7 **Members Present:** Ernie Brown- Chairman, John White- Vice Chair, Ed Mencis-
8 Secretary, Leo Reynolds, Bill Gannon, Tricia Edris-Alternate, Bruce Cleveland- Ex-
9 Officio

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11 **Members Absent,** *Steve Keach- Town Engineer*

12 **Also, Present:** *Melyssa Tapley- Administrative Assistant*
13

14 **Opening:** Mr. Brown opened the meeting at 7:03 p.m.

15 Mr. Brown led the pledge of allegiance.

16 Mr. Brown performed the roll call.
17

18 **Review of the 2/5/19 Minutes**
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20 **MOTION:** Mr. Mencis made a motion to accept the 2/5/19 Minutes as amended. Mr.
21 Cleveland second the motion. Mr. Brown called the vote. All in favor. The motion
22 passed. Mr. Reynolds abstained.
23

24 Mr. Bill Gannon and Mr. Leo Reynolds are new members to the Planning Board and
25 where voted in by the Town's people on March 12th.
26

27 **Public Service Announcement**

28 Mr. Brown and Mr. Mencis would like to Thank Doug Martin and Steve Meisner for
29 their years of service on the Planning Board. Mr. Mencis did mention that they can
30 always come back as an Alternate Member.
31

32 New Zoning Amended the Illicit Discharge and Detection Ordinance passed at Town
33 Voting which is one on the requirements of the MS 4 permit. This helps protect the
34 drinking water in town. The Capital Reserve Fund also passed by warrant article and only
35 has \$100 dollars in it. The Capital Reserve Fund is part of the MS 4 permit.
36

37 Mr. White joins the meeting at 7:15p.m.

38 Mr. Cleveland sworn in Mr. White for another 3-year term on the Planning Board.
39

40 **Correspondence**

- 41 • **Legal Notice from the Exeter Zoning Board of Adjustment. Holding a**
42 **meeting Tuesday March 19th. VWI Towers LLC is seeking a special**
43 **exception to permit the proposed construction of a wireless communications**
44 **facility. Application for Roger Elkus for a variance from Article 4, Section**
45 **4.3, Schedule II- Density and Dimensional Regulations-Residential to permit**

- 46 **the creation of a residential single-family lot with less than the required**
47 **minimum lot width.**
- 48 • **Legal Notice from the Newmarket Planning Board, holding a public hearing**
49 **for an application for Minor Site Plan & Special Use Permit, requested by the**
50 **Town of Newmarket/New Cingular Wireless PCS, LLC, at 4 Youngs Lane,**
51 **Tax Map U3, lots formerly 48 & 49.**
 - 52 • **Legal Notice from Exeter Planning Board will hold a public hearing**
53 **Thursday March 28th for an application of VWI Towers LLC for a site plan**
54 **review for the proposed construction of a wireless communications facility**
55 **and associated improvements on a 31.48-acre parcel located on Kingston**
56 **Road.**
 - 57 • **Favorable Letter from the Sandown Conservation Commission for**
58 **Eversource's Amended Conditional Use Permit.**
 - 59 • **Request for Project Review by the New Hampshire Division of Historical**
60 **Resources.**

61

62 **Public hearing for review of a Conditional Use Permit application submitted by**
63 **Eversource for proposed utility maintenance on the existing R193, 115 kV**
64 **transmission line in Sandown, NH. Eversource proposes to replace three existing**
65 **115 kV transmission poles on the R193 line.**

66

67 Vicki Chase Senior Project Manager from TRC presented Eversource's Amended
68 Conditional Use permit, along with Jeremy Fennell from Eversource.
69 A Conditional Use Permit was issued on July 17, 2018 for 51,787 square feet of
70 temporary impact for replacement of structure on the adjacent H141 line, and some of the
71 accesses in wetland (totaling 11,867 square feet) for the H141 line have been left in
72 anticipation of the upcoming replacements. Eversource proposes to replace three existing
73 115kV transmission poles on the R193 line in Sandown. Three wooden poles that have
74 been damaged by woodpeckers and weathering issues will be replaced with steel poles.
75 Access to and around the poles to be replaced will require earth disturbance. Work pads
76 around the poles along the R193 line will be 100feet by 100feet. Timber mats will be
77 used to access pole removal and installation sites located within wetlands.
78 Eversource plans on starting the work April 1st and 16,468 square feet of new timber
79 matting will be put down. Eversource had to go before the Sandown Conservation
80 Commission because of the wetland impacts before going to the Planning Board. The
81 Sandown Conservation Commission sent a favorable letter to the Planning Board on
82 Eversource's behalf.

83 When Eversource did their inspection of the lines last year the R193 lines didn't need
84 replacement. Inspecting them farther they need replacement and Eversource would like to
85 do them before they finish up replacing the other lines in the H141 transmission lines.

86

87 **Motion:**

88 Mr. Mencis made a motion to approve the Amended Conditional Use Permit application
89 submitted by Eversource for proposed utility maintenance on the existing R193, 115 kV
90 transmission line in Sandown, NH. Eversource proposes to replace three existing 115 kV
91 transmission poles on the R193 line. Mr. Reynolds second the motion. Mr. Brown called

92 the vote. All in favor. The motion passed. (7-0-0)

93

94 **New Business**

95

96 Mr. Brown brought up to the Board that the Building Inspector Bob Bogosh would like to
97 come in and discuss with the Board the Impact Fee for Accessory Apartments and to
98 discuss the Recreation Fee in the Zoning Ordinance.

99

100 **Appointment of Chairs**

101

102 **Motion:**

103 Mr. Mencis made a motion to appoint Ernie Brown as Chair of the Sandown Planning
104 Board. Mr. White second the motion. All in for of Mr. Brown being the Chair of the
105 Planning Board. The motion passed unanimously.

106

107 **Motion:**

108 Mr. Mencis made a motion to appoint John White as Vice Chair of the Sandown Planning
109 Board. Mr. Brown second the motion. All in favor of Mr. White being the Vice Chair of
110 the Planning Board. The motion passed unanimously.

111

112 **Motion:**

113 Mr. Brown made a motion to appoint Ed Mencis as Secretary of the Sandown Planning
114 Board. Mr. Gannon second the motion. All in favor of Mr. Mencis being the Secretary of
115 the Planning Board. The motion passed unanimously.

116

117 **Adjournment**

118 Mr. Mencis made a motion to adjourn. Mr. Brown second the motion. All in favor. The
119 motion passed. Meeting ADJOURNED at 8:20 p.m.

120

121 Respectfully Submitted,

122

123 Melyssa Tapley

124