

**March 6, 2018**  
**Planning Board**

**Present were:** Regular Members Tom McCue, Lori Langlois, Greg Estrella, Richard Cassidy, Naomi Levesque, Christina Lefebvre, Helene Rayborn, Ex-Officio Member Lucie Remillard, and Ex-Officio Member Bryan Chevarie.

Aline Boucher excused.

Chair Tom McCue appointed Christina Lefebvre as a regular voting member for the meeting as Aline Boucher's absence created a voting-member vacancy.

**Others Present:** Pamela Laflamme, Community Development Director

**Public Comments** – No one spoke

**Approval of February Minutes**

Ms. Remillard made a motion to approve the minutes of the February 6<sup>th</sup> meeting as written with a second by Ms. Langlois. So moved, the motion carried.

**Signage Ordinance Discussion**

There will be a meeting of the sign ordinance committee on Monday, March 19<sup>th</sup> at 8:00 am. The Board will revisit the discussion of this topic at the April meeting.

**Other**

**Lot Mergers**

**Map 112-Lots 16 & 17**

Map 112-Lot 16 is a 0.11 acre parcel with a single family home and Map 112-Lot 17 is a vacant 0.29 acre lot. The vacant parcel will be merged into the lot that the residence is located upon. The entirety of the newly-merged parcel will have an address of 553 Western Avenue. This merging of lots will be reflected in the 2018 tax year.

**Ms. Remillard made a motion to approve the merging of Map 112-Lots 16 & 17, seconded by Ms. Rayborn. All in favor, the motion carried.**

**Map 110-Lots 237 & 238**

Map 110-Lot 238 is a 0.34 acre parcel with a single family home and Map 110-Lot 237 is a vacant 0.37 acre lot. The vacant parcel will be merged into the lot that the residence is located upon. The entirety of the newly-merged parcel will have an address of 110 Jasper Street. This merging of lots will be reflected in the 2018 tax year.

**Ms. Remillard made a motion to approve the merging of Map 110-Lots 237 & 238, seconded by Ms. Rayborn. All in favor, the motion carried.**

## **Other**

### **Zoning Request**

Ms. Laflamme distributed a map showing the zoning delineations of an area of the City centered on Map 132-Lot 19. There has been a need for an automobile impound lot in the City for quite some time. A private party has signified their intent to purchase this parcel from the current owner if they are able to develop an impound lot at this location. This use is currently prohibited at this site as the parcel is located in a residential single-family zone on the edge of the rural residential zone. Before discussing the particulars of this request, Board members made it clear that they do not “spot zone” any parcels. The intent of the ensuing discussion was to consider whether that general area of the City should be rezoned. Members of the Board were in consensus that the potential benefits of doing so were outweighed by the potential negative issues that would likely arise from such an alteration. The Board had a lengthy, thoughtful discussion looking at possible future changes to this neighborhood and felt that it did not make sense at this time to change the residential zoning of this area.

## **Other**

### **Planning Board Terms**

Ms. Laflamme noted that Mr. McCue’s term on the Planning Board is set to expire at the end of April. He will notify the Mayor and Council that he is interested in being appointed to another three year term on the Board. Ms. Boucher’s term is scheduled to terminate at the end of April as well. She will have completed three full terms as a voting member and, per Board rules, will need to step down to an alternate member position or not seek reappointment at all. This, in turn, creates an open position for a voting member. Ms. Lefebvre indicated that she is interested in moving from an alternate to regular voting member position. The Mayor and Council will be notified of this development as well. Officer nominations will be undertaken at the April meeting.

### **Project Updates**

The New Hampshire Department of Environmental Services is rolling out a major shift in their wetlands policies and rules. The meeting scheduled for March 7<sup>th</sup> has been postponed due to the impending snowstorm. It has been rescheduled for Thursday, March 15 from 5:00-7:00 pm.

The spring planning conference agenda has been released. Ms. Laflamme told members of the Board to submit their selections to her so she can make reservations.

The City has received cost estimates for the welcome sign. The design is being altered in order to reduce costs as the estimates are higher than anticipated.

The Riverwalk project is still awaiting confirmation to proceed from the Department of Transportation.

Ms. Laflamme distributed two articles from Seacoastonline.com pertaining to the aging population of the State of New Hampshire and the problems that the change in demographics poses.

**Other** – No one spoke

**Public Comments** – No one spoke

**Member Comments** – Mr. McCue stated that AVR RDD is holding a public hearing on March 14<sup>th</sup> in regards to an application to expand the solid waste landfill. This expansion would extend the life expectancy of the landfill to 2025.

Mr. Estrella inquired about the Route 16 ribbon-cutting ceremony and miscellaneous items regarding what still needs to be done before the project is complete.

Ms. Levesque asked if the link for input regarding the skate park has been posted yet. Ms. Laflamme stated that the link is currently on the City's website.

**Planner Comments** – None

There being no further business to come before the Board, Ms. Levesque moved to adjourn, seconded by Mr. Cassidy. All in favor, the motion carried. The meeting ended at 7:30 pm. The next meeting is scheduled to be held on April 3<sup>rd</sup>.

Respectfully Submitted,  
Bryan Chevarie