

EPPING, NH PLANNING BOARD MEETING MINUTES

MARCH 12, 2015

PRESENT – Joe Foley, Paul Spidle, Brian Reed; Planner Brittany Howard; Secretary Phyllis McDonough.

CALL TO ORDER: Chairman Foley called the meeting to order at 6:00 pm.

PLEDGE OF ALLEGIANCE TO THE FLAG

PUBLIC HEARING: Lot Line Adjustment
Owner/developer: John Horne
Location: 394 Pleasant Street Tax Map 026 – Lot 009

Fred Horne came before the Board to discuss the proposal for a lot line adjustment.

Spidle moved, Reed seconded the motion to accept the plan. The motion carried unanimously.

Spidle moved, Reed seconded the motion to approve the plan. The motion carried unanimously.

PUBLIC HEARING: Site Plan application (**WITHDRAWN**)
Owner/developer: Jack Murray/Lovely Love
Location: 75 Railroad Ave. Tax Map 029 – Lot 237

Spidle moved, Reed seconded the motion to continue to the hearing to April 9. The motion carried unanimously.

MINUTES OF 2/12/15 FOR APPROVAL – Spidle moved, Reed seconded the motion to approve the minutes. The motion carried unanimously.

AS-BUILT CONDO PLAN FOR BRICKYARD SQUARE – Reed moved, Spidle seconded the motion to approve the as-built condo plan. The motion carried unanimously.

JACK MURRAY ACTIVE & SUBSTANTIAL DEVELOPMENT, re:– JANNELL COURT –

Howard explained Murray is asking for approval on his site at Jannell Court for Active and Substantial Development. She stated he met with the DOT and DES responsibilities and is locked into our regulations.

Jack Murray explained the reason the drainage hasn't been installed is because the site has been approved for pervious surface filling the wetland, and the engineer that was on site during the project, strongly advised against the drainage system and the filtration because of a specific material that goes in. He explained the engineer feels if there's any type of soil contamination it would wreck the whole process.

Chairman Foley inquired about the drainage onto Railroad Ave. Howard explained there has not been an offsite improvement set for that.

Chairman Foley asked if the site will be affected with our zoning changes. When the stormwater is done with RPC, if those changes go into the Town's site plan regulations the changes will effect this site.

Spidle moved, Reed seconded the motion to vest the project for five years from the date of approval which will be July 2018, after this date your project will be open to any changes in Town Regulations. The motion carried unanimously.

RPC DUES FOR PAYMENT, \$6,352: Reed moved, Chairman Foley seconded the motion to pay the bill for dues to RPC. The motion carried unanimously.

REORGANIZATION:

Spidle moved, Reed seconded the motion approved Foley for Chairman. The motion carried unanimously.

Reed moved, Chairman Foley seconded the motion to approve Spidle for Vice Chairman. The motion carried unanimously.

ADJOURNMENT: Reed moved, Spidle seconded the motion to adjourn at 6:25 PM.

Respectively Submitted,

Phyllis McDonough
Planning Board Secretary

NOTE: THE NEXT MEETING DATE IS APRIL 9, 2015 at 6:00 p.m.