

EPPING, NH PLANNING BOARD MEETING MINUTES

THURSDAY March 9, 2017

PRESENT – Joe Foley, Heather Clark, Dave Reinhold, Brian Reed; Selectmen’s Representative Susan McGeough; Alternate Paul Spidle; 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: Site Plan
Owner/developer: Dan Morrison on behalf of WalMart Real Estate Business Trust
Location: 35 Fresh River Rd., Map 029 – Lot 283

Chairman Foley read notice of a Site Plan by Dan Morrison on behalf of WalMart Real Estate Business Trust. There were no abutters present.

Dan Morrison came before the Board with a request for color change and adding canopy to the side of the building. He explained the store consist of three shades of gray, light, medium and dark to accent the architectural features on the store front, a blue color behind the sign, and the orange color about 20 feet wide on the front and 12 feet on the corner where a pick-up sign will be placed for an online grocery pick-up service area. Morrison showed a plan with the assigned parking spaces on the side of the building and employee will bring the groceries out to the car and stated the pickup area will be on the left side of the building.

Morrison explained where the canopy will be added to cover six (6) striped parking spaces where the grocery area is for pickup.

Clark questioned the canopy and the snow load. Morrison stated engineered drawings will be submitted which is designed for the snow load. Clark stated the town looks for muted colors, but does not see the colors orange and blue are muted.

Chairman Foley disagreed with Clark stating the muted gray behind the blue and orange, and noted it’s only seen from Walmart’s property and 101.

Clark moved, Reed seconded the motion on the colors; the motion for the color gray failed by a vote of 3 – to – 2; Clark, Reinhold and Selectman McGeough voting against. The Blue and Orange colors passed unanimously.

Clark moved Reinhold seconded the motion to approve the canopy. The motion carried unanimously.

Selectman McGeough moved Clark seconded the motion to leave building the same beige color with the orange and blue accent. The motion carried unanimously.

MINUTES OF 02/23/17 FOR APPROVAL – Clark moved Reinhold seconded the motion to approve the minutes. The motion carried unanimously.

REQUEST FROM PAUL SPIDLE – RE: ALTERNATE REAPPOINTMENT – Clark moved Susan seconded the motion to approve the appointment for a one year term. The motion carried unanimously.

125/155 INTERSECTION – TOWN OF LEE – Town of Lee would like to see a traffic light at the 155/125 intersection.

After a discussion, the Board stated their opinion.

Chairman Foley stated he is against this request for a traffic light at 125/155. Selectman McGeough requested crash data and was in favor of the traffic light, along with Clark, Reinhold also being in favor. The request will go before the Board of Selectmen.

NOTICES OF DECISION FOR SIGNATURE RE: ALL PHASE CONST., KENNEBUNK SAVINGS, SIX LOT SD PATTERSON – The Notices of Decision were duly signed.

ESCROW ACCOUNTS TO CLOSE: JONES AND BEACH ERRCO – \$500.00, NED: \$4,600, CORMIER HOMES: \$100, DF RICHARD: \$23.00, APPLIEDORE: \$30.20, S KNIAZ TRUST: \$63, J GRAMMAS: \$500 – Clark moved Selectman McGeough seconded the motion to approve the escrow accounts to be closed. The motion carried unanimously.

INVOICE FOR PAYMENT – RE: KENNYBUNK SAVINGS BANK \$519.25 – Clark moved Reinhold seconded the motion to approve the invoice for payment. The motion carried unanimously.

ADJOURNMENT: Reinhold moved Reed seconded the motion to adjourn the meeting at 7:00pm. The motion carried unanimously.

NOTE: THE NEXT MEETING DATE IS APRIL 13, 2017 at 6:00 p.m.

Respectively Submitted,

Phyllis McDonough
Planning Board Secretary