APPROVED

Planning Board Minutes

January 24, 2023

Members present: Ken Wells, Vice-Chair; Jacob Gilman; Nancy Walsh-Robart; Art Urie, and James Delaney, Ex-Officio

Also present: Toby Locke; James Locke; Heidi Walten, Walten Realty LLC; Craig Jacobson; David Krause; Pat Moyer, Planning & Zoning Administrator; Lisa Meier, Secretary

Acting Chair Wells opened the meeting at 7:00 p.m. with roll-call.

Minutes of December 27, 2022

Urie – Approve as amended

Delaney – Second

Unanimous – Vote to approve as amended

Non-Binding Consultation: Sale of Property at 153 Main Street regarding a Junkyard Permit

Locke indicated that there is a person interested in purchasing this property and opted to come before the board to determine if the town is okay with a junkyard operation. This property is in the Village Zone and has been a junkyard for at least 50 years and a junkyard permit application was presented. Moyer stated that the Junkyard Permit is not grandfathered and they would need to go before the Zoning Board of Adjustment for a Special Exception. Moyer will provide them with a Special Exception Application and advised that should they wish to be on the February 2023 agenda they would need to have the application submitted prior to February 1, 2023.

Act on the Jacobson Annexation Application – David Krause as agent for property at 108 Dyers Crossing Road, Tax Map 15 Lot 833,012 and Tax Map 15 Lot 824,054 in the Agricultural / Residential Zone

A mylar of the proposed annexation was presented. The mylar indicated the correct lot number. There being no discussion, Urie made a motion to approve the annexation. Delaney seconded the motion and the board voted unanimously in favor of approving the annexation.

Public Hearing – Workforce Housing Ordinance

Wells opened the public hearing at 7:30 p.m. Wells presented an article that he submitted to the Andover Beacon for publishing pertaining to the proposed ordinance. This Warrant Article will be a ballot vote at town meeting. Wells read the Warrant Article summary and the board made several changes to the wording. Gilman made a motion to end discussion on the Workforce Housing Ordinance Warrant Article. Urie seconded the motion and the board voted unanimously in favor of ending discussion on the Workforce House Ordinance Warrant Article.

Public Hearing – Article VI Non-conforming Structures or Use

Wells opened the public hearing at 8:00 p.m. Wells read the Warrant Article and there being no discussion, the public hearing was closed at 8:05.

Additional Items for Discussion

1. Moyer indicated that all items have been received for NH Solar and she will issue a Building Permit.
2. Wells advised he has learned of a Green Acres Sand & gravel proposal from Frank Razzaboni who is a Select Board member in Hill, NH.

There being no further discussion, the meeting was adjourned at 8:15 p.m.

Respectfully submitted,

Lisa Meier

Recording Secretary