

CANDIA PLANNING BOARD
MINUTES of June 20, 2007
APPROVED

Present: Mary Girard, Chair; Kim Byrd, Vice Chair; Joe Duarte, Selectmen's Rep.; Judi Lindsey, Barry Margolin, Susi Nord, Sean James, Alternate; Amanda Soares, Alternate; Road Agent, Dennis Lewis

Absent: Garrick Asselin

The Chair called the meeting to order at 7:00 p.m. Alternate Amanda Soares was seated for Garrick Asselin.

Review of minutes

Judi Lindsey **moved** to approve the minutes of June 6, 2007 as presented. Susi Nord **seconded**. **All were in favor.**

Consider signing Liquid Planet's Plans

Kevin Dumont of Liquid Planet was present. Mr. Dumont asked the Board for a 90 day extension. He explained he was still waiting for a drinking water permit from the state. In addition, he changed the fire suppression to a sprinkler system and it will be noted on the plans. Chair Girard **moved** to grant a 90 day extension and the conditions are to be met by October 1, 2007. Joe Duarte **seconded**. **All were in favor.**

Chair Girard reminded the Board of the Zoning Review and Revision Committee meeting on June 28, 2007 at 7:00 p.m.

Selectman Fred Kelley told the Board that he and Joe Duarte would be the CTAP representatives.

Chair Girard mentioned she applied for the CTAP grant and was still waiting to hear from SNHPC.

7:15 p.m. – Minor Site Plan application by: Owner: Candia South Branch Holdings LLC, P.O. Box 410, Candia, NH 03034; Agent: Ron Severino, P.O. Box 410, Candia, NH 03034; Location: 143 Raymond Road, Map 409 Lot 188; Intent: 10' x 53' addition to the rear of unit 2 to enlarge bathroom.

Ron Severino of Candia South Branch Holdings LLC was present. He explained that he wanted to put a 10' x 53' addition on the back of Pasquale's to enlarge the bathrooms. The Chair stated he needed a full set of plans and would need to meet with the Technical Review Committee. She further explained that just the two units should be shown on the plans instead of the whole plaza. Mr. Severino informed the Board that he has a ZBA hearing on June 26, 2007 because the addition is within the sideline setback. The Chair referred to a letter from the Building Inspector Hallock listing his concerns with the appearance of Birchwood Plaza. Mr. Severino said he would forward the Building Inspector's letter to his tenants. He agreed the plaza needed to be cleaned up. Kim Byrd

referred to the Minor Site Plan Review Regulations, Section 8.01 which states “Procedure when Special Exception or Variance by the Board of Adjustment is required: Application shall be considered a major site plan review.” Kim Byrd stated the application can not be considered complete without a waiver from the ZBA. Kim Byrd suggested doing a boundary line adjustment. Kim Byrd further explained he would not need a variance from the ZBA if he did. Mr. Severino replied he would prefer not to do a boundary line adjustment. The Chair asked about the existing septic system. Mr. Severino noted that he had approval for a new septic system. There was discussion about the waiver and accepting the application. The Chair explained the board can accept the application and grant the wavier on the same day, but he has to go to the ZBA for a variance first. Kim Byrd **moved** to continue the hearing to July 18, 2007 at 7:15 p.m. Susi Nord **seconded**. **All were in favor.**

An Application Review Committee was scheduled for Ron Severino’s site plan for July 11, 2007 at 7:00 p.m.

Consider signing Candia Woods Major Site Plan

Mr. Danais was not present. The Chair stated that Mr. Danais has not responded to the letter she sent to him regarding the restoration bond. It was the consensus of the Board to not sign the plans until a bond was in place.

Judi Lindsey **moved** to adjourn at 7:40 p.m. Joe Duarte **seconded**. **All were in favor.**

Respectfully submitted,
Andria Hansen, Recording Secretary