



# PLANNING & ZONING DEPARTMENT

## PLANNING BOARD

### AGENDA

Wednesday, March 25, 2015 –6:00 PM

Planning Board Public Meeting

Lincoln Town Hall, 148 Main Street, Lincoln NH

I. **CALL TO ORDER** by the Chairman of Planning Board; announcement of excused absences, if any, and seating of alternates(s), if necessary.

II. **CONSIDERATION** of meeting minutes from:

- March 11, 2015

III. **NEW BUSINESS**

A. **6:00 PM** – Planning Board (PB) will consider the following matters:

1. **Conceptual:** Jonathan (Jon) Ham d/b/a Arnold's Auto Center, 98 US Route 3, (Tax Map 109,. Lot 002) of Lincoln, NH 03251, experienced a significant increase in his business since his last Site Plan Review approval of 4/25/2001. He would like to review his Site Plan Review approval with the Planning Board. He is looking for input from the Planning Board about what he would need to get Site Plan Review approval to increase the number of vehicles parked on the site of his auto center. Also he would like to specifically receive approval to continue the auto body business that has been a part of Arnold Auto Center business since Jon Ham's childhood, because the auto body portion of the business is not clearly part of the old Site Plan Review approval. What does Ham need to submit or address to receive Site Plan Review approval?
2. **Conceptual:** In 2014 Larry ("Chopper") Hartle, Jr., d/b/a Pemi Valley Moose Tours, PO Box 216, Lincoln, NH 03251-0216, received Site Plan Review Approval for Change of Use/Expansion of Use from one business to a two business seasonal use at the property owned by David Rodgers (d/b/a The Mothership Board Shop) at 278 Main Street (Tax Map 117, Lot 119). Mothership was operated by David Rodgers during the ski season. During the spring, summer and fall months of 2014-2015, Hartle used the Mothership building and parking lot to operate Pemi Valley Moose Tours during the spring, summer & fall months. The lot was located in the General Use (GU) District. This year during the spring, summer and fall months, Hartle would like to operate out of the old post office located at 136 Main Street (Map 118, Lot 048) owned by JBEGOOD, LLC, c/o John J. Durocher, PO Box 657, Lincoln, NH 03251. The lot is located in the Village Center (VC) District. In the past Durocher d/b/a Great American Ski Renting Co., has been operating only during the ski season, however, this year he will operate during the summer months as well, selling summer sports equipment. Although Hartle plans to sell tickets for Pemi Tours out of the building during the daytime while the Great American Ski Renting Co., business is open, Hartle's tour customers would arrive and depart from the building after the Great American Ski Renting Co. was closed for the day. What would Hartle need to submit or address to receive Planning Board Site Plan Review for his business at this location? Does making the business year round need any type of Site Plan Review approval?

3. Set up public hearing date to change Site Plan Review Regulations to align with changes to Land Use Plan Ordinance to include reference to Stormwater Management Ordinance.

**IV. CONTINUING AND OTHER BUSINESS** (Staff and Planning Board Member/Alternates).

- V. PUBLIC PARTICIPATION AND OTHER BUSINESS:** Public comment and opinion are welcome during this open session. However, comments and opinions related to development projects currently being reviewed by the Planning Board will be heard only during a scheduled public hearing when all interested parties have the opportunity to participate.

**VI. ADJOURNMENT**

