

ATKINSON PLANNING BOARD  
Atkinson, New Hampshire  
Regular Meeting  
Wednesday February15, 2012

**Present:** Sue Killam, Chairman; Regular Members: John Wolters, Ted Stewart, Mike Turell, Scott Simons  
- alternates

Ms. Killam called the meeting to order at: 7:45 p.m.

**Approval of Minutes**

Minutes for January 18, 2012

**Mike made the motion to accept the minutes of January 18, 2012. John seconded the motion and the Board voted unanimously in favor to accept the minutes**

**Correspondence**

**Incoming -** Memo From Legal Counsel for Warrant Article Amendment for Escrow Funding for  
Technical review stating disapproval in wording.  
Notice for a meeting 3/23 from The NH Water Shed - \$25 for lunch and an all day  
seminar in Portsmouth  
NH Energy Meeting is \$50 for all day Seminar  
4/30 Julie asked to save the Date for Regulatory Energy Commission at Brentwood 6-  
8pm  
5/10 - 5/11 NH Planning Commission Seminar  
5/15 - 5/16 New England Interstate Water Pollution Control Commission – MS4 Permits

**Outgoing -** None

**Discussion**

**Master Plan Chapter**

Julie LaBranche of the RPC stated everything was looking good. She was waiting for the number of Building Permits information and was reconciling the Conservation table and the formatting as well as reviewing the actual acreage. Julie would also like to add info from the Town Report. The Board went into a discussion on the affordable housing developments and listing the names i.e. Settler's Ridge, Birchwood, etc.

Sue would like to hold a Public Hearing in March for the Master Plan Chapters approvals

**Revoking of a Site Plan**

Sue stated that Sumner, the Town's legal counsel advised to skip the revocation correspondence from the Town and just go to the legal end because the history shows that the property owner would likely not make the changes anyway. Also the Code Enforcement Officer is on vacation until end of March. Sue has not received any correspondence from Property owner as of this meeting. Owner has until end of March to respond.

## **Public Hearing - 8:00 PM**

Dr. Perrault would like to amend a previously approved Site Plan (July 2008 and July 2010) for Robert and Pamela Perrault to allow a 432 square foot addition to the existing dental office building on property located at 12 Main Street, Map 5 Lot 45 in the C Zone.

Sue handed out site plans. Sue stated that she didn't send the site plan on to Stantec for review as it was only a minor change and asked the Board if they felt it should have been sent on for review. The Board noted that they were in favor of Sue's decision.

**Mike made the motion to take the amended site plan for tax map 5 Lot 45 under jurisdiction. John seconded the motion and the Board voted unanimously in favor.**

Sue read the list of abutters:

### **Following were Present -**

SEC Associates

Robert Perrault

Sue read the letter of intent. Dr. Perrault gave a quick overview of adding a 216 sq.ft. 2-story building. It will not add to the pre-construction impervious area. Terry Trudell, of SEC Associates, Dr. Perrault's engineer stated what is to be done to the site and its issues like adding a staircase, lack of storage, the basement is not usable space and that the UPS deliveries would be diverted from the front office. The addition was less than noted on original site plan.

Dr. Perrault stated that it is his goal to be all done by April.

**Ted made the motion to approve the Minor Site Plan change. Mike seconded the motion and the Board voted unanimously in favor of the Site Plan amendment.**

Julie asked about the erosion and sediment control plan and is it still in effect. Mr. Trudell stated that the plan was still in effect and would be the same as noted in the previous site plans versions.

## **Public Hearing ended at 8:13 PM**

### **Discussion**

Sue stated that she wanted to bring to a Public Hearing at the March meeting the 3 chapters - Community Facilities, the Natural Resources Inventory (NRI), and the Existing Land use chapters. Julie will mail a CD as the NRI chapter is very large.

### **Board terms**

Sue to review whose terms are due to expire and bring to the next meeting.

### **Workshop**

**Mike made a motion to skip the March 7, 2012 workshop. The motion was seconded by Scott and the Board voted unanimously to dispense of the March 7, 2012 workshop.**

**Mike made a motion to adjourn the meeting. The motion was seconded by John and the Board voted unanimously to adjourn.**

The Planning Board meeting was adjourned at 8:19 p.m.

Respectfully submitted by Patty Power

