

Town of Manchester - PLANNING BOARD

MINUTES

JANUARY 5, 2016

6:30 PM

TOWN OFFICE CONFERENCE ROOM

MEETING CALLED BY	Leon Strout-Chairman, Jim Pelsor, Charlie Hippler, Jeff Reardon, Tom Leveen, Stephanie Daggett Nichols and Therese Gay
MEMBERS ABSENT	All Members Present
TYPE OF MEETING	PLANNING BOARD
SECRETARY	Debbie Southiere
ATTENDEES	CEO – Keegen Ballard, Ronald and Diana Bellavance

CEO REPORT

WRITTEN	No Report
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Site Visit

Agenda topics

**Ronald & Diana Bellavance
Gopher Park Road
R06 Lot 002**

DISCUSSION	Mr. and Mrs. Bellavance presented their pre-application proposal to the Board to ask what they needed to do to complete the application. This property is 75.5 acres in the Rural Residential area and is outside the Acquirer Zone Mr. & Mrs. Bellavance are looking to build a 42' x 60' detached garage with 10 x 30 storage/bathroom area on the back. This garage will be used to service their vehicles. This project will fall under the "Special Exception" area. The Board suggested that they get written approval from the one and only neighbor. They also stated that they would have to prove there is no other location and the adverse affect.
MOTION	No Motion at this time.
SECOND	
PASS/FAIL	

Solar Ordinance

DISCUSSION	Further discussion on developing a Solar Ordinance.
MOTION	No Motion at this time.

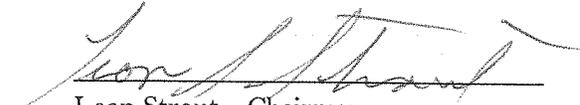
MINUTES	Minutes of 12-15-2015
MOTION	Motion by Tom LeVeen to accept minutes
SECOND	Second by Jim Pelsor
PASS/FAIL	Vote 6-0 to accept minutes

TICKLER FILE	Page 90, B3 – Soil Boundaries
TICKLER FILE	Special Exception Permits
TICKLER FILE	Site Plan Review
TICKLER FILE	Real Estate Signs
TICKLER FILE	Low Value Wet Lands in GD
TICKLER FILE	"Estimated"
TICKLER FILE	**Fee for Major Project Site Reviews
TICKLER FILE	Parking Space Ordinance
TICKLER FILE	Invite David Rocque to Planning Board Meeting
TICKLER FILE	Solar Access

ADJOURNMENT

MOTION	Motion by Charlie Hippler to adjourn
Second	Second by Tom LeVeen
Vote	Vote 7-0 to adjourn

NEXT MEETING: January 19, 2016


Leon Strout – Chairman

Submitted by  Debbie Southiere - Secretary