

UNITY PLANNING BOARD MINUTES

August 7, 2018

Call to Order:

Meeting was called to order at 7:02 pm by Bob Trabka

Roll Call:

Members present: Bob Trabka – Chair; Bill Schroeter – Ex Officio; Prudence McCormick -Member

Member of the Public

John Ackerman, Virginia Hinkley

Minutes of the previous meetings:

Minutes from last meeting are tabled until next month. Tom Farken's name was missing from the July meeting minutes.

Unfinished Business:

- a) Land Use Ordinance (schedule hearings) to be reviewed at the August 28th meeting
- b) Review of Fee Schedule and Lot Line Merger Application - Reviewed the Fee Schedule changes regarding additional fees, mergers, etc. L-chip was removed from the lot line merger. Tax Map Fee needs to be added to lot line boundary. Bill made a motion to make the Fee Schedule a separate document, Prudence seconded. All were in favor. Bob made a motion to accept the Fee Schedule draft as revised Prudence seconded. All were in favor.

New Business:

- a) Site Plan Review – Virginia Hinkley is proposing a small service salon at 1016 2nd NH Turnpike Unity, NH. She does not own the property but she has the property owner's permission. She is looking to purchase the property. The Board directed her to apply for a Site Plan Review. The Board reviewed the checklist and instructed her on what she needs to provide. Virginia would like to have a hearing before the next regular meeting scheduled for September 4th. Bob made a motion to deem this an Expedited Application Review. Bill seconded, all were in favor. The Board agreed to meet on August 28th to review the application and hold a hearing provided the application is deemed complete.
- b) Site Plan Review – John Ackerman looking to start a home business Ackerman Auto, LLC at 19 Eagan Road. He is a wholesale auto dealer that

buys and sells cars to other dealers. No one comes onto the property, he delivers vehicles to buyers. He has a bedroom size office inside his house. Approximately 3-4 vehicles maximum will be housed on the property at any given time. Bob made a motion that a Site Plan Review is not necessary for John based on no more than 4 vehicles on the property at one time and he will not have customers coming to the property. If the scope of his business grows or changes, he will need to come back to the Planning Board. Prudence seconded, all were in favor.

- c) Master Plan – Master Planning Committee has completed their work. The Committee no longer exists. Bob will hand out drafts to The Planning Board by the September meeting.

Other Business:

a)Public comment

b)Future agenda items – Land Use Hearing, Site Plan Review for Virginia Hinkley, Master Plan handoff, publish Fee Schedule, Lot Line Merger Application, Sub division Regulations

Communications directed to the Board:

ADJOURNMENT:

Bill made the motion to adjourn at 8:40 pm, Prudence seconded . All were in favor.

Respectfully Submitted,

Penny Trabka
Planning Board Secretary