

## **Planning Board**

## **Minutes**

**April 27, 2009**

**Planning Board Members Present:** Denis Hebert, Peggy Lamson, Michael Marconi, Cliff Abbott, Tom Bobotas, Jack Pare

**Also Present:** Town Planner Tom Morgan

**Commencement:** Chairman Hebert opened the meeting at 6:30 pm

**Meeting with traffic consultant Steve Pernaw regarding traffic circulation issues affecting Newington's residential district.**

Pernaw researched available traffic data from the Rockingham Regional Planning Commission from 1996 – 2000 which was the most current available.

Chairman Hebert explained the board's concern with traffic cutting through the residential areas of the Town of Newington from Greenland. He explained that the State has proposed a new interchange as part of with Alt. 13. He also shared some of the boards ideas on how to alleviate the traffic flow.

Pernaw will take Alt 13 to study and return to the board with some alternatives and guidance.

Hebert asked Morgan to contact the Rockingham Regional Planning Commission to obtain more current data. He also suggested that Pernaw talk with Board member Chris Cross who is a Commissioner with the Rockingham Planning Commission.

Marconi brought up a safety issue that should be looked at as well. He stated the Nimble Hill/Shattuck Way intersection is problematic and perhaps Pernaw could provide some guidance.

Lamson mentioned the residential area of Patterson Lane and that it is difficult for residents to make a left hand turn to Patterson.

Chairman Hebert stated that the potential closing of Exit 4 would alleviate the Patterson Lane issue.

Chairman Hebert asked Pernaw to stay in close contact with Morgan regarding his work and to be mindful of costs. The board is looking for ideas and guidance at this point only.

**Proposal by Thomas Aspinwall to erect one or more office/industrial buildings totaling 12,000 sq ft. behind the Exit 4 Gulf Station near the corner of Nimble Hill Road and the Spaulding Turnpike, Tax Map 7, Lot 20 and Map 12, Lot 15.**

Aspinwall presented the latest plans 3A and 3B to the board. Both plans are for 1 building with fire access all around. Plan 3B provides for excess parking on the other lot. Plan 3A does not provide for any parking on the other lot.

Chairman Hebert is concerned with the amount of pavement which will create additional runoff into the bay. He asked about the necessity of the roadway for fire access around the entire building.

Fire Chief Greenleaf stated he is in agreement with the plan providing the fire access around the entire building. He feels it is necessary due to the nature of the business and the chemicals present. He stated that there could be one sprinkler system and one alarm panel to serve the property.

Marconi questioned the hydrants.

Chief Greenleaf stated there would be 2 hydrants.

Lamson questioned the need for the fire access to be paved.

Chief Greenleaf responded that it is not a requirement, but if another Town should respond as mutual aid who is not familiar with the property and goes off the accessway, the Town would be responsible for any expenses and damage to their equipment.

Pare asked if porous pavement could be used for the fire access.

Chairman Hebert voiced his concerns about porous pavement. He said there is a lack of knowledge on the part of installers knowing how to install it properly and there is lack of proper maintenance after the fact.

Lamson stated she would be in favor of porous pavement. She asked about a stormwater plan.

Aspinwall stated he could have the stormwater plan revised for either plan 3A or 3B.

Chairman Hebert stated he would like to see the plan without the additional parking spaces on the other lot due to safety concerns and the additional amount of pavement – which is plan 3B without the additional parking. He also suggested moving the building down further on the south side off the ROW.

Lamson suggested Aspinwall consult with Dori Wiggin from DES regarding the proposed plan.

This item is continued to the May 11<sup>th</sup> meeting.

### **Minutes of April 13, 2009**

#### **Lamson made a motion to approve the minutes of April 13, 2009, Pare seconded**

Marconi suggested the recording secretary note the time when a board member leaves the meeting and the time he/she returns if applicable. He stated it is important to note who was present during a discussion.

Recording secretary Perrault acknowledged.

#### **all in favor – motion carried.**

The next Planning Board meeting will be on May 11<sup>th</sup>. An additional meeting will be held on May 18<sup>th</sup> if warranted.

#### **Other Business**

Chairman Hebert asked about the progress on the master plan. Morgan replied that a draft should be ready by June.

Lamson commended Pare for volunteering his time for this project.

Discussion of potential developments on Pease and an incorrect survey possibly being registered of Gosling Road with incorrect boundry lines being shown on the survey.

Chairman Hebert asked Lamson if should could bring this up as an issue at the next PDA meeting.

Lamson agreed.

#### **Marconi made a motion to adjourn, Lamson seconded – all in favor – motion carried.**

#### **Meeting adjourned at 8:20 pm.**

Respectfully submitted,

Melia Perreault  
Recording Secretary