

Call to Order: Chairman Morton called the meeting to order at 7:00 P.M. Board members in attendance: Edna Mosher, John Frink, Richard Ford, Ralph Estes, Michael Marconi - new member, Town Planner Tom Morgan and Chair: Matt Morton.

Correspondence: None

Minutes: Edna Mosher moved to accpt minutes of 3/17/08, Richard Ford seconded, Minutes approved.

Public Hearings: 1) A request by Lee A. Garrod, DVM, and Mindriff LLC to erect a second free-standing sign on the Smokey Bones property, where Article XI of the Zoning Ordinance requires a 75 foot setback, and limits the number of free-standing signs to one per lot, and prohibits off-premise signs. The proposed sign would be four feet high by six feet long, and would be situated adjacent to Piscataqua Drive. The property is located at 5 Piscataqua Drive, Tax Map 27, Lot 1.

Applicants represented by Attorney Tom Watson. A request for subdivision of the property was made in 2003 and was approved. In 2004 restaurant use of properties was approved. In 2007 an extension was approved for UNO, Smokey Bones remained under the original 2004 approval.

Reason for request is that Emergency Veterinary Clinic of the Seacoast Region would like to relocate to the old UNO's building. Request was approved by the Planning Board.

Variance requires only one sign per lot, required to be within 75 foot setback, only allows signage on premises.

Applicant wanted sign to be off premises so that it would be more visible. Applicant would like to take sign from Gosling Road.

After discussion between Board members, regarding Boccia that there be no diminution of properties, Board felt this was correct. Hopefully the new sign would be positive. That it not be contrary to public interest - no. Substantial justice would be done - yes. There would be unnecessary hardship. Not having the sign would be a hardship to Lot A-2.

There were questions from Board members regarding hours of the clinic and how many animals were assisted during the week. Weekends were the highest. One member suggested an arrow to show entrance to clinic. There was a question regarding the MRI mobile unit, it is a permanent fixture, suggestion was made to hide with greenery. Planning Board had asked that landscaping be done to cover unit.

Chairman Morton stated that building inspector has to approve location of sign.

Mosher made a motion to approve signage to be situated where Mr. Smart requires and to include an entrance and arrow. Ford seconded. Board felt applicant's outline of criteria was very well done, therefore felt there was no need to repeat. Motion carried.

2) A request by Mindriff LLC for a variance from Articles V & XIII to allow a restaurant use to be

established at the Smokey Bones site sometime prior to May 4, 2009. The property is located at 5 Piscataqua Drive. Tax Map 27, Lot 1-1.

There was discussion regarding use of Smokey Bones property. Applicant would like to extend use of property as restaurant for one year to 5-4-2009. They have had the property listed with a realtor, have had a few inquiries. Feel they can sell within another year.

After some discussion from the Board, Estes made a motion to accept as proposed to 5-4-2009, Marconi seconded. Motion carried.

Ford made a motion to adjourn, Mosher seconded, motion carried. Meeting was adjourned at 8:00 P.M.

Respectfully submitted,

Sandra W. Sweeney, Secretary