

TOWN OF CAMPTON
PLANNING BOARD
MINUTES
JUNE 9, 2015

The Planning Board met this date with Stuart Pitts, Chairman, Greg Jencks, Secretary, Charles Brosseau, Tim Scanlon, Jay Pafundi, Alternate and Peter Laufenberg, Ex-Officio.

Stuart Pitts opened the meeting at 6:30 PM.

First on the agenda, the minutes for the May 12, 2015 Planning Board meeting. Greg Jencks made a motion to approve the minutes for the May 12, 2015 Planning Board meeting. Charles Brosseau seconded the motion. The Planning Board voted in the affirmative, unanimously.

Next on the agenda, the Work Session notes for the June 2, 2015 Planning Board meeting. Greg Jencks made a motion to approve the notes for the June 2, 2015 Work Session. Charles Brosseau seconded the motion. The Planning Board voted in the affirmative, unanimously.

Next on the agenda, Cheryl McHale, General Manager for Woodpeckers Restaurant, and Kent Brown, an engineer, representing Woodpeckers. Mr. Brown said that they would like to excavate the lot next to Woodpeckers, Map & Lot 4.13.36, which is 23.3 acres. Mr. Brown said that he knew that they would have to have an excavation permit from the town. He also realizes excavation is not an allowed use in the Campton Village Precinct Zone and he would have to go to the Zoning Board of Adjustment for a Variance. Mr. Brown said that this lot has a lot of complex geology with ledge and sand and a very steep terrain. Mr. Brown said that they would like to do commercial development on the property, but will need to excavate the top of the property to flatten it out. Cheryl McHale said that they would go with the existing driveway to access the top part of the property. Mr. Brown said that they will have to get permits from the state for drainage and Alteration of Terrain permit. Tim Scanlon asked if they would be blasting the ledge. Mr. Brown said that they would not be blasting. Stuart said that they would have to do a reclamation plan. Tim Scanlon said that he didn't see that there would be a lot of opposition to the plan. He thinks this is a reasonable plan. Mr. Brown said that he knows that he has to do a full reclamation plan. Greg Jencks asked Cheryl if the restaurant was considering a pump-up septic system. Cheryl said that the septic system needs to be dealt with and they want to expand the parking lot.

Mr. Brown thanked the Planning Board for their time.

The Planning Board adjourned at 7 PM.

Respectfully submitted,

May Brosseau
Campton Planning Board Clerk

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