

Town of Campton
Planning Board Work Session Minutes

October 1st 2019

Planning Board Attendees: Stuart Pitts, Chairman, Greg Jencks, Secretary, Chris Kelly, Jay Pafundi, Alternate, and Harry Hughen, Alternate.

Attendees: Cory Costello and Lindsay Costello

Stuart Pitts opened the meeting at 6:30 PM.

The Planning Board started the meeting by looking at a hand drawn map that was originally given to the Zoning Board of Adjustment. The map generally shows the how the buildings are set up on the entire property.

Cory Costello then gave a detailed description of the process he went through and the work that had been done to the property up to this point. His account started with the process of getting two building permits, one to rebuild the “creamery” and one to build his garage that is supposed to be used for his business.

The conversation turned to the topic of what needs to be on the site plan. Stuart suggested that Cory look at the regulations in the Zoning Ordinance for the Campton Town Center Overlay Zone for ideas to keep the property’s appearance appropriate for a more residential area. The suggestion was to help get ideas of how to hide any commercial features of the property.

A discussion about the use of trees, vegetation, and fencing to hide the tree equipment from the public view. The subject was brought up for blocking the view from both Owl St and I93. Cory seemed to be more inclined to using vegetation and trees than fencing. Cory was recommended to include these buffers in the map that will be submitted during the site plan review.

The topic of signage was brought up by the Planning Board. Cory indicated that he was not planning on putting up a sign. He did discuss possibilities of what kind of signage would be allow. The board suggested that Cory could put his business’s name on his mail box to help identify his business from the road.

Finally, Cory was asked if there was going to be a bathroom in the new building. He indicated that he was entertaining the idea of putting in a bathroom and therefore would look to put in a septic system. The board talked about the process of getting an approved septic system and how that was entirely a state-run process.

Meeting was adjourned at 7:20 pm

Respectfully submitted,

Corey Davenport
Planning Board Clerk