

TOWN OF CAMPTON
PLANNING BOARD
WORK SESSION
12 GEARTY WAY
CAMPTON, NH 03223
August 4, 2015

The Planning Board met this date with Stuart Pitts, Chairman, Greg Jencks, Secretary, Charles Brosseau, Chris Kelly, Jay Pafundi, Alternate and Karl Kelly, Ex-Officio.

Stuart Pitts opened the meeting at 6:30 PM.

First on the agenda, White Mountain Propane, Site Plan Review. John March did not attend the meeting.

Next on the agenda, Cheryl McHale, General Manager of WoodPeckers. Cheryl has a sign inquiry for Woodpeckers. The farmhouse has four businesses in it, and she would like to get rid of the small sandwich signs and put up one large sign showing all the businesses. She gave the board a copy of a sign that she would like to put up. Charlie said that this large sign showing all the businesses would work with the sign ordinance. Stuart said that he did not have a problem with the sign, but not to exceed 12 feet. Cheryl said that last winter there was a lot of snow, that's why they need the extra height. She thinks the 12 foot height will do. The Planning Board liked the sign. Cheryl said that she was going to put up the sign in front of the farmhouse, on the right side, facing route 49. Charlie said that would be a good place for the signage. It would not obstruct anything and would be visible from the road. Stuart said that she would have to do a Site Plan Review because she has four new businesses in the farmhouse. The board said that existing signs are good until the Site Plan Review is completed. Cheryl said that there is a lot of trash on her property, and she thinks it's coming from the Mad River Tavern. The bears go to the Tavern dumpster and spread the trash over onto her property. Chris asked if she was sure it was from the Tavern. Cheryl said she was pretty sure it came from there. Stuart said that if you have a complaint you should address him first.

Cheryl said that she would be in to pick up the Site Plan Review application. Cheryl thanked the Planning Board.

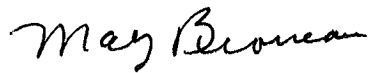
Next on the agenda, the Stickney Farm-Stickney Hill Road. The Board of Selectmen received a letter from the Stickney's attorney representing Virginia Erickson. Upon discovery of the improper conveyance and to clear the clouded title, David and Virginia have recently obtained a deed of Lot # 2 from Jacqueline Dack as part of a settlement of a dispute concerning the "Apple Tree Lane" roadway and to reconstitute the Stickney Farm property. The parties would now like to merge all of the lots shown on Plan #7251 back into the main parcel as shown on Plan 1180/20. The board has represented that it would approve said merger once the lot was free of the clouded title. Virginia Erickson and David Stickney now formally request such approval. The Planning Board will rescind the subdivision at the September meeting.

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Next on the agenda, Greg Jencks said that there is a parking problem on Six Flags Road. Over the weekend the road was blocked due to the parking at the Mad River Coffee. The board will send a letter asking Dave Levine to come to a Work Session to discuss the parking issues. Karl Kelly will check with the Fire Chief, regarding his authority as to inspections for restaurants (Fire exits, & crash bars on doors).

The Planning Board adjourned at 7:30 PM.

Respectfully submitted,

A handwritten signature in cursive script that reads "May Brosseau".

May Brosseau
Planning Board Clerk

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