



AGENDA
Town of Barrington Planning Board
Public Hearing
September 6, 2022, at 6:30p.m.

1. CALL TO ORDER

2. ROLL CALL

A. Attendance of Members, Staff Support, Presenters and Speakers

3. REVIEW AND APPROVAL OF MINUTES

A. Review and approve minutes of the August 2, 2022, meeting.

4. APPLICATION REVIEW

A. ACTION ITEM REQUEST FOR EXTENSION

1. 238-36-V-20-SR (Owner: Waldron B. Haley Revoc Trust) Request by applicant for Site Review for a multi-family Development, **ADDED** 3.4 Conditional Use Permit, along Franklin Pierce Highway (Map 238, Lot 36) in the Village District. BY: Scott D. Cole, Beal Associates, PLLC; 70 Portsmouth Avenue; Stratham, NH 03885.

Applicant is requesting a one-year extension.

B. PRELIMINARY DESIGN REVIEW

1. [239-35-V-22-Design \(Owner: Paul Guptill\)](#) Request by applicant Joseph Falzone for a Design Review for a Conservation Subdivision of 2 conventional frontage lots and 15 Conservation lots with approximately 26 acres of open space on the land located on Mallego Road (Guptill pit) (Map 239, Lot 35) in the Village District. BY: Scott Cole, Beals Associates, PLLC; 70 Portsmouth Avenue; Stratham, NH 03885.

C. ACTION ITEMS - NEW APPLICATIONS

1. [239-90-V-22-SR \(Owners: Rebecca Santos & Kameron Mahoney\)](#) Request by applicant to use her home at 83 Cate Road (Map 239, Lot 90) on a 1.9-acre site for a Family Group Daycare with two full time employees for 12 children and be licensed for ages 6 weeks to 12 years along with a waiver in the Village Zoning District. *
2. [223-9-GR/SDA-22-3LotsSub \(Owners: Gibb Family Trust\)](#) Request by applicant proposing a 3-lot subdivision with 1 backlot on Scruton Pond Road (Map 223, Lot 9) on a

18.88-acre site in the General Residential and Stratified Drift Aquifer Overlay Zoning District. * BY; Daniel O’Lone, Berry Surveying & Engineering; 335 Second Crown Point Road; Barrington, NH 03825.

3. **234-77-TC-22-SR (Owners: Paul & Linda Thibodeau Revocable Trust)** Request by applicant proposing a Site Review for mixed-use detached structures consisting of 6 single-family homes with commercial spaces on the lower walk-out level with waivers (Map 234, Lot 77) located on Franklin Pierce Highway on a 3.42-acre site in the Town Center Zoning District. * BY Christian Smith, Beals Associates PLLC; 70 Portsmouth Avenue, Suite 2; Stratham, NH 03885.

***Indicates that if the application is accepted as complete, the public hearing will be held the same evening, at which time any interested party may offer comment to the Planning Board**

D. PRELIMINARY CONCEPTUAL REVIEW

1. **238-2-TC-22-PreReview (Owners: Elfmade Properties, LLC-Robert Huffman)**

Discussion with the Board on adding storage containers to their site.

5. OTHER BUSINESS THAT MAY PROPERLY COME BEFORE THE BOARD

- A. Discussion of School Impact fees. Recommendation to the Select Board.
- B. Letter from Nottingham Planning Board requesting Route 4 Corridor Study.
- C. Planning Board Rules of Procedure update. Will work on this at the September 20, 2022 Work Session.

6. ADJOURN

- A. Adjourn the Planning Board Meeting. The next Planning Board meeting is a Work Session on September 20, 2022 at 6:30 PM.

**** Please note that all votes that are taken during this meeting shall be done by Roll Call vote. ****

Visitor Orientation to the Planning Board Meeting

Welcome to this evening's Planning Board meeting. Copies of agendas and a sign-in sheet are available for visitors.

Meeting Access

In-Person
Town Hall
Main Conference Room
4 Signature Drive, Barrington, NH 03825

Remote Meeting Participation
Video: [barrington.nh.gov/pbmeeting](https://www.barrington.nh.gov/pbmeeting)
Call in: 603-664-0240 and Conference ID:
797901773#

Meeting Materials

Additional details regarding each agenda item and all supporting documentation can be found online at <https://www.barrington.nh.gov/planning-board>. Please contact the Land Use department with any questions via phone at (603) 664-5798 or email at planning@barrington.nh.gov. Files on the applications and items, above, including the full text of any proposed ordinances, regulations, or other initiatives are available for inspection in the Land Use Department Office, Monday through Thursday from 8:00 a.m. to 3:00 p.m.

Special Accommodations the Town of Barrington requires 48 hours' notice if the meeting must be modified for your participation or if special communication aides are needed. Please submit requests to the Land Use Department office via phone at (603) 664-5798 or email at planning@barrington.nh.gov.