



AGENDA
Town of Barrington Planning Board
Public Hearing
June 6, 2023, at 6:30p.m.

1. CALL TO ORDER

2. ROLL CALL

- A. Attendance of Members, Staff Support

3. REVIEW AND APPROVAL OF MINUTES

- A. Review and approve minutes of the May 16, 2023, meeting minutes.

4. STAFF UPDATES -TOWN PLANNER

- A. Housing Chapter Subcommittee formed. Applications to be accepted at the June 20, 2023 Planning Board meeting. Kick off meeting with the subcommittee is Monday June 26, 2023, for 2:00 PM – 5:00PM.
- B. New Hampshire Municipal Association is hosting its annual Local Officials Workshop. Date moved to June 29, 2023.

5. MASTER PLAN PRESENTATION

Strafford Regional Planning Council to present the updates to the Master Plan Vision, Land Use and Transportation Chapters for Public Comment. (Receive public comment until June 19, 2023. Final Master Plan chapters anticipated adoption at the Planning Board's June 20, 2023, meeting. Documents can be found online: <https://www.barrington.nh.gov/masterplan>

DISCUSSION WITH BOARD FOR A PRELIMINARY CONCEPTUAL SITE PLAN

6. Discussion with Derek Small to consider modification of his prior approved plan for Wildlife Encounters.

7. CLASS VI/PRIVATE ROAD APPLICATION

- A. Review of a request for a building permit for Christian and Ellen LaRocca, at 95 New Bow Lake Rd. ([Map 216, Lot 9](#)) Category 2 on a Class VI/Private Road.

8. ACTION ITEMS

A. REQUEST FOR EXTENSION

[223-26.58&59-RC-22-SR \(Owner: Joseph Falzone\)](#) Request by applicant Josh St.

Hilaire from St. Hilaire Motorsports proposing a 17,400 s.f. commercial building to include sales and service with a possible future 10,000 s.f. storage building and loading with associated parking and display area. The proposed area is located on Calef Highway (Map 223, Lots 26.58 & 59) in the Regional Commercial Zoning District. BY: Scott Cole, Beals Associates, PLLC; 70 Portsmouth Avenue; Stratham, NH 03885.

Applicant is requesting a one-year extension.

B. CONTINUED APPLICATION FROM MAY 2, 2023

1. [2023-OldSettlersRd-TreeTrimming](#) Request by applicant for a Site Review to do tree trimming by Eversource along the Scenic Road Old Settlers Road **Pursuant to RSA 231:158.** * BY: Crystal Franciosi, ACRT; 4500 Courthouse Boulevard, Suite 150; Stow, Ohio 44224.
2. [2023-CanaanBackRd-TreeTrimming](#) Request by applicant for a Site Review to do tree trimming by Eversource along the Scenic Road Canaan Back Road **Pursuant to RSA 231:158.** * BY: Crystal Franciosi, ACRT; 4500 Courthouse Boulevard, Suite 150; Stow, Ohio 44224.
3. [240-8-NR-23-Sub \(23\) \(Owner: Young Road, LLC \(Previously-Norma Bearden\)](#) Request by applicant for a major site plan to subdivide into 23 Lots using the Conservation Subdivision Ordinance with waivers on a 65.55-acre lot (Map 240, Lot 8) in the Neighborhood Residential Zoning District on Young Road.* BY: Christopher Berry, Berry Surveying & Engineering; 335 Second Crown Point Road; Barrington, NH 03825.

***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 a comment to the Planning Board.**

C. NEW APPLICATIONS

1. [251-3,3,1,4 & 4.1-GR-23-LL \(Owners: S & S Hart Family Revocable Trust, Nicholas & Kristin Fitts, Michael & Susan Newsky Family Trust\)](#) Request by applicants for a proposal to relocate lot lines from Map 251, Lots 3,3.1,4 & 4.1. Lot 3 was 1.48 acres will be 6.19 acres, Lot 3.1 was 1.34 acres will be 1.34 acres, Lot 4 was 12.45 acres will be 1.83 acres and Lot 4.1 was 2 acres will be 7.89 acres located on Province Road (Map 252, Lots 3,3.1,4, & 4.1) in the General Residential Zoning District. * BY: Joseph Berry, Berry Surveying & Engineering; 335 Second Crown Point Road; Barrington, NH 03825.
2. [269-11.1-RC-23-AmendSR \(Owner: Heather Cooper-Cuccia Asphalt\)](#) Request by applicant amending the previously approved minor site plan showing the relocation of an existing 300 s.f. shed to location meeting the required setback's location at 336 Old Concord Turnpike (Map 269, Lot 11.1) in the Regional Commercial Zoning District. * BY: Stephen Haight, PE: Civil Works New England; PO Box 1166; Dover, NH 03821.
3. [239-2-TC-23-SREvent \(Owners: 1962 Real Estate, LLC\)](#) Request by applicant for a minor site plan review for temporary use with waivers, for a summer concert series with a temporary band stand approximately 20' x 16'. The events would be on Thursdays from 6:00-8:00 p.m. located at 625 Franklin Pierce Highway (Map 239, Lot 2) on a 7.17 acres lot using the 2 acres for event and parking at Christmas Dove in the Town Center Zoning District. *

***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**

9. OTHER BUSINESS THAT MAY PROPERLY COME BEFORE THE BOARD

10. ADJOURN

- A. Adjourn the Planning Board Meeting. The next Planning Board meeting is a Public Hearing & Work Session on June 20, 2023, 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 are available for visitors.

Meeting Access

In-Person

Town Hall (New ¼ mile from Old Town Hall)
Main Meeting Room
4 Signature Drive Barrington, NH 03825

Remote Meeting Participation

Video: barrington.nh.gov/pbmeeting
Call in via computer [+1 603-664-0240](tel:+16036640240)..274311590#
or via phone +1 603-664-0240 and Conference ID:
274 311 590#

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.