

Town of Northwood Planning Board Site Walk Minutes
May 4, 2023

CASE: 23-09: Brian Gardner, Richard Sr. and Nancy Gardner, 1471 First NH Turnpike, Map 108; Lot 1-1

Chair Jandebeur called the meeting to order at 6:05 pm.

Present: Chair Jandebeur, Selectmen Representative Hal Kreider, Vice-Chair Joe McCaffrey, members: Betty Smith, Judi Anthony, and Steve Robinson; alternate member Dave Copeland; Land Use Specialist Linda Smith. Alternate member Don Manter is present to observe only as he is not yet sworn in.

Scott Frankiewicz, NH Land Consultants is present along with property owner Brian Gardner.

Scott Frankiewicz explains where the property boundaries are located and gives a summary of the history of the use of the property and prior subdivision. Members proceed to the rear of the property to view the parking area behind the building. Also, members view the back of lot where the flat area drops off to view the tree buffer and the distance to the abutting properties on Lake Shore Drive.

It is noted that there is a number of cars parked along the fence. Mr. Gardner states that the cars were moved there temporarily and will be taken back to his other property.

Discussion is held on several issues which will be reviewed at the next meeting:

- Hours of operation. Chairman Jandebeur states there was a question at the meeting why the hours were until 1 am, rather than 10 or 11 pm.
- Lighting. The lighting standards were discussed including lighting on the building and potential lighting for the parking area so people could see to get to their cars. Selectman Kreider stated that lighting is a concern, particularly that lighting is directed on site, not to abutters' properties.
- Noise. It is noted that noise limits is noted in the regulation and should be addressed so there are no complaints.
- Parking area. Discussion is held on how the parking spaces/parking area will be delineated. Mr. Frankiewicz states that they intend to place boulders in the parking lot to delineate and will serve as wheel stops.
- Landscaping/street trees. Chairman Jandebeur states that the board has consistently required street trees planted along the road per the regulation.

Meeting adjourned at 6:35 pm

Respectfully submitted,



Linda Smith, Land Use Specialist