



**TOWN OF
BROOKLINE, NEW HAMPSHIRE**

PLANNING BOARD

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PLANNING BOARD MEETING

Minutes

June 20, 2013

Present: Dana MacAllister, Co-Chair (voting)
Ron Pelletier, Member (voting)
Brendan Denehy, Selectmen's Representative (voting)
Valérie Maurer, Town Planner

Absent: Alan Rosenberg, Co-Chair, Richard Randlett, Member, Judy Cook, Alternate, & Kevin Gorgoglione, Alternate.

7:00 PM- Meeting start

Minutes

Brendan moved to approve the minutes of the May 16, 2013 Planning Board Meeting as amended. Ron seconded. Vote yes 3-0.

Review proposed modification to the turnaround at the end of Sargent Road, approved case 2012-4:H-130, Dean Glow, Pico-Line Construction.

In attendance for this hearing was Dean Glow, Pico-Line Construction.

Dana said this is a proposed change to the lot line for the turnaround. The proposed change will move the lot line slightly to accommodate the new construction. **Valérie** said this will change the hammerhead dimensions from 0.268 acres to 0.265 acres. The town Engineer had no issues with this proposed change. Brendan and Ron agreed this is a simple easy change.

Ron made a motion that the Planning Board finds that the proposed modifications to the hammerhead (Parcel "A") at the end of Sargent Road are minor and acceptable as presented and does not necessitate a new application with public hearing because the changes will not affect the abutting properties. Brendan seconded, Vote yes 3-0.

Valérie said Dean is going to bring the plan to the registry and will pay the fees tomorrow.

NRSP # 2013-A:H-35, Len & Lisa Simone, "Boondocks Bar & Grill" Lot H-35,- 99 Route 13-Continued from May 16, 2013

In attendance is Len Simone.

Len said the name is no longer Boondocks Bar & Grill, than name wasn't available. **Dana** said this discussion is being continued from the May 16, 2013 Planning Board meeting. **Len** said they are going to stick with the seating capacity advised by the state (64). **Len** said the water test came out good. The application for the DOT for the entrance and exit of the parking has to be filled out by the owner of the Building (Paul Andres) and sent into DOT. **Len** said as soon as he hears anything he will let the Board know. He will get the site plan drawing to the Board. The fire alarm has been tested and that is all set. He is still waiting on the sign design and will drop it off when he comes in fill out a sign permit. The Building Inspector passed the electrical work; he will need to inspect the plumbing. They would like to be ready for a soft opening on Sunday July 7th. **Valérie** said the Planning Board will need that paperwork in hand before they can approve this site plan. **Brendan** asked how that works if the Planning Board would have to approve first and the next meeting isn't until July 18. **Dana** said if they have enough Planning Board members that can attend they can hold an earlier meeting to accommodate the applicant. **Dana** said he can make a meeting next Thursday June 27th but not the week of July 4th. **Ron** said he could attend next Thursday (June 27th) also. **Brendan** said he will be available to attend also. **Ron** said you will also need a letter from the Selectboard to get a liquor license. **Valérie** told Len to call Tad Putney (Town Administrator) on Monday morning and explain that he needs to be added to the Board of Selectmen's agenda for Monday night. The Selectboard only meets every other week and this Monday June 24th is the next meeting date. **Brendan** asked Len if he had a new name picked out if. **Len** said the State approval for the Mad Hatter Bar and Grill was approved. **Valérie** said she will contact the other Board members and see if they can attend a meeting next Thursday (6/27/2013) to make sure they will have a quorum. As soon as she gets all the paperwork from Len she will schedule a meeting and inform the board.

Sign Ordinance review/discussion

The Board will discuss at a future meeting.

Planning Board By-Laws

Motion was made at the May Planning Board meeting to accept the By-Laws. One correction needs to be made and the By-laws can be signed at the next meeting.

Ron made a motion to adjourn at 8:00 pm. Brendan Seconded. Vote yes 3-0.

Dana MacAllister, Co-Chair _____

Ron Pelletier, Member _____

Brendan Denehy, Selectboard's Representative, _____

**The next Regular Planning Board meeting will be July 18, 2013.
Minutes submitted by Kristen Austin.**