



TOWN OF WAKEFIELD, NEW HAMPSHIRE

LAND USE DEPARTMENT

2 HIGH STREET

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MINUTES OF THE PLANNING BOARD MEETING 02 February 2017

Approved: 03/02/17

MEMBERS		ALTERNATES		OTHERS	
Stephen Royle, Chairman	X	Doug Stewart	x	Nathan Fogg, Land Use Clerk & Code Enforcement Officer	X
Tom Dube, Vice Chairman	X	John Blackwood		Bridget Passariello, Code Asst	X
Connie Twombly, Selectmen's Representative	x	Nancy Spencer-Smith		Mike Garrepy, Planning Consultant	
David Silcocks, Member	x	Donna Martin	X	Richard Sager, Town Counsel	
Dick DesRoches, Member					

Also present were: Peter Lewis.

CALL TO ORDER

1. Chairman Royle called the meeting to order at 7:00pm following the pledge of allegiance. Doug Stewart sat for Dick DesRoches.

PUBLIC COMMENT

2. None.

PRELIMINARY DISCUSSIONS

3. **Peter Lewis, 141 Red Gate Road, TM 208-28, discussion of a potential Conditional Use Permit to allow wetland setback reduction on property, and to reposition the house.** Peter Lewis presented plans to lift, and add new foundation to re-adjust the way his house sits on the property. Mr. Lewis's lot is a nonconforming lot. Planning Board would like to see more specific plans submitted so that they can approve a specific request rather than a general reduction of wetland setback. Planning board will consider input from the Conservation Commission, if any, and limit the wetland setbacks area to the project area only.

PUBLIC HEARING

4. **None**

APPROVAL OF MINUTES

5. Approval of the minutes from 19th January, 2017

MOTION: To approve the minutes from 19th January, 2017
Made by: Tom Dube
Seconded by: Steven Royle
Discussion: None
Vote: 3-0-2 in favor of the motion with Connie Twombly and David Silcocks abstaining.

BOARD BUSINESS

6. Land Use Grant program Article 23E, emailed to Nate Fogg.
7. Housing Coalition in Wolfeboro will be discussed at next meeting.

PUBLIC COMMENT

8. None.

SET MEETING DATE

9. The next scheduled PB meeting will be 7pm, Thursday, February 16th, 2017 in Town Hall.

ADJOURNMENT

MOTION: To adjourn the meeting at 8:00 pm.
Made by: Stephen Royle
Seconded by: Connie Twombly
Discussion: None
Vote: 5-0 in favor of the motion.

Respectfully submitted,
Bridget Passariello