

Town of Greenville, New Hampshire

Planning Board

Minutes

**Thursday, March 14, 2024**

The Greenville Planning Board met on **Thursday, March 14, 2024** at the Mascenic SAU 87 (Former Greenville Elementary) Cafeteria, Greenville, NH 03048

*In attendance were: Chairman Michael Sadowski, Vice-Chair Scott Tenney, Members Kelle O'Keefe and Tim Kearney, BOS Ex-officio Kathy McNamara, Town Administrator Tara Sousa, and Administrative Assistant Jeanny Jasmine FitzGerald.*

Chairman Sadowski called the meeting to order at 7:03 p.m. He stated that there was a mistake on the agenda regarding item number 2 as the public hearing for the Site Plan Application for a self-storage development by Michael D. LaMarre was planned for the April 11, 2024 meeting. Chairman Sadowski then reviewed the rest of the agenda, introduced the board, and announced the first agenda item.

**Public Hearing for the Site Plan Application for 21 Chamberlin Street-Georges Realty LLC, applicant requesting continuance.**

Chairman Sadowski read the letter by Principal Engineer, David Eckman. The letter stated Eckman Engineering is requesting a continuance until the April 2024 or the next available Planning Board Hearing. Mr. Eckman provided an update stating a formalized parking agreement was signed with the owners/representatives of the Church that is anticipated to meet the legal requirements set by the Greenville Planning Board. Additionally, Eversource approved the parking design under their easement and is currently moving forward with their Permanent Use Permit for any structures and/or changes proposed within their easement. Chairman Sadowski stated that the April meeting will be full due to the Site Plan Application for Michael D. LaMarre and suggested the Site Plan Application for 21 Chamberlin Street be moved to the May 9, 2024 meeting.

**Motion by Vice Chair Scott Tenney, 2<sup>nd</sup> by Member Tim Kearney, to continue the Site Plan Application for Georges Realty Recovery Center project on 21 Chamberlin Street to Thursday May 9, 2024 at 7 p.m. at the Mascenic SAU 87.**

**Motion carried with 5 in favor, none opposed.**

**Approval of Minutes for February 8, 2024**

**Motion by Vice-Chair Scott Tenney, 2<sup>nd</sup> by Member Kelle O'Keefe, to approve the Minutes for February 8, 2024.**

**Motion carried with 5 in favor, none opposed.**

**Any other business that may legally come before the Board.**

Administrative Assistant Jeanny Jasmine FitzGerald brought a draft of the 2024 Schedule of Regular Planning Board Meetings before the Board. Ms. FitzGerald proposed the Submittal Deadline application be set to 4 weeks prior to the subsequent Planning Board meeting to maintain Thursday as the consistent deadline day. The purpose is to avoid confusion as the rules & procedures of the Planning Board has the Submittal Deadline application day set as 30 days before the subsequent meeting, which would create

varied deadline days. Town Administrator Tara Sousa added that it's preferable for the Selectman's office and the engineering companies to have a consistent Submittal Deadline day.

**Motion by Vice-Chair Scott Tenney, 2<sup>nd</sup> by Member Kelle O'Keefe, to approve the 2024 Schedule of Regular Planning Board Meetings.**

**Motion carried with 5 in favor, none opposed.**

Town Administrator Sousa stated she received an application for a 2 lot subdivision and asked that the Board forgo the newly adopted rule of applicants needing at least one conceptual meeting with the Board prior to submitting a formal application. Town Administrator Sousa asked the Board to create an exception due to the simplicity of the proposal and the likelihood of the engineers not being aware of this new rule. Chairman Sadowski asked what the applicant is proposing. Town Administrator Sousa stated that the applicant is proposing a single-family residence. Town Attorney Biron Bedard suggested that the applicant submit a waiver. The Board agreed.

Marshall Buttrick asked who intended on updating the website regarding the changes to the approved Floodplain Ordinance consisting of the added FEMA recommendations. Chairman Sadowski stated that he will update it and send it to Administrative Assistant FitzGerald to post. Mr. Sadowski added he intends to wait until after the Town Meeting on Saturday March 16, 2024 and will send it over to Ms. FitzGerald the week of March 17, 2024. Mr. Biron Bedard proposed that the date should be added as well to avoid confusion. Vice-Chair Tenney and Chairman Sadowski clarified to label the updated ordinance as Zoning Regulations and Ordinances, then in parenthesis state "as of" followed by the date. Town Administrator Sousa stated that would be difficult and it may be easier to change the name of the file itself instead. Chairman Sadowski stated that he will rename the file to add the date.

**Adjournment.**


**Motion by Vice-Chair Scott Tenney, 2<sup>nd</sup> by Member Kelle O'Keefe, to adjourn at 7:16 p.m.**  
**Motion carried with 5 in favor, none opposed.**

Respectfully Submitted,

Jeanny FitzGerald  
Planning Board Administrative Assistant

**APPROVED BY:**  
*Greenville Planning Board*

  
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Michael Sadowski, Chairman  
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Scott Tenney, Vice Chairman  
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Kathy McNamara, BOS Ex-Officio

  
Kelle O'Keefe

  
Tim Kearney