

**NEWTON PLANNING BOARD  
MINUTES OF PUBLIC HEARING AND MEETING  
March 28, 2017**

**Call to Order:** Chair Barbara White called the meeting to order at 7:06 PM. In attendance were: Chair Barbara White, Vice Chair Jim Doggett, Planning Board members: James White, James Holland, Roger Hamel, Sandra Estabrook; and Circuit Rider Planner Jennifer Rowden. Minutes were transcribed by Administrative Assistant Gail LeBlanc.

The meeting began with a salute to the flag.

**1. Conditional Use Permit: Application for Accessory Apartment Elaine Aiello, 2 Whittier Street (Map 6, Block 15, Lot 6)** B. White opened the Public Hearing Anthony Aiello appeared before the PB on behalf of his mother, Elaine Aiello. He stated that they are applying for a Conditional Use Permit to build an accessory apartment in the attached barn at the property. B. White told Mr. Aiello the PB needs a drawing with the set-backs and where the barn is attached to the house. They need to indicate where parking will be and the entryways into the accessory apartment and the entryway into the main house. B. White closed the Public Hearing.

J. Doggett moved to approve a Conditional Use Permit Accessory Apartment with the following conditions:

- 1) Get all applicable town and state permits;
- 2) Drawing to show dimensions of barn and parking;
- 3) Drawing to show where apartment is attached to existing home;
- 4) Label the entryways to dwelling and outside.

Second by R. Hamel with unanimous vote.

**2. Other Board Business and Correspondence**

**a. Acceptance of minutes from February 14, 2017:** J. Doggett moved to approve the meeting minutes of February 14, 2017. S. Estabrook second with unanimous vote.

**b. Manifests:** J. Doggett moved to approve NPREA manifest in the amount of \$95.56. S. Estabrook second with unanimous vote.

**R. Hamel moved to approve Operating Budget in the amount of \$4,955.71. J. Holland second with unanimous vote.**

**c. Correspondence:** J. Doggett motioned that the Planning Board finds neither a homebased business nor a home occupation at 38 Wilders Grove

Planning Board Minutes of March 28, 2017 Public Hearing and Meeting

All minutes are in draft form until approved by the Planning Board. Please check subsequent minutes for approval of and/or amendments to these minutes.

**Road and the complaint is unfounded. Findings to be forwarded to Code Enforcement. Second by J. Holland with unanimous vote.**

**R. Hamel moved to forward the Town Engineer's 1 page report to Code Enforcement on Kinsley Corner issues and authorize Code Enforcement to utilize the Town Engineer in a wise and prudent manner. J. White second with unanimous vote.**

**R. Hamel moved to forward the Town Engineer's 2 page regular report to Bill Bartlett, Kinsley Corner, and request a response. J. White second with unanimous vote.**

**Motion by J. White to appoint Mary Allen and James Doggett as RPC Commissioners. S. Estabrook second with unanimous vote.**

**Motion by S. Estabrook to send Code Enforcement a letter informing them that MacKenzie Fuel has not come before the PB nor have they replied to their non-compliance. Code Enforcement to look into their failure to respond. Second by J. White with unanimous vote.**

R. Hamel asked about the status of the C.I.P. Ms. Rowden stated that due to the lack of response from some departments a C.I.P. has not been prepared. Ms. Rowden will supply the PB with the background information she has received to date.

**4. Adjourn: S. Estabrook moved to adjourn at 8:10 PM, second by J. White with unanimous vote.**

Meeting adjourned at 8:10 PM.

Respectfully Submitted,

Gail M. LeBlanc  
Administrative Assistant  
Newton Planning Board