

# **Town of Gorham Planning Board Minutes April 28, 2022**

**Members Present:** Paul Robitaille (Chairman), Abby Evankow, Judith Leblanc (Alt Ex-Officio), Reuben Rajala (Remote), Earl McGillicuddy and Meagan Poirier (Members listed as present were present at the physical location unless specified otherwise)

**Members Excused:** Dan Buteau, Brian Ruel, Peter Gagnon, Wayne Flynn and Michael Waddell (Ex-Officio)

**Members Absent:** None

**Members of the Public:** Michelle Lutz (Alt Board Secretary), John Scarinza (CEO)(Remote), Joseph Barr (Remote), Sarah Bolton (Remote), Marybeth Smith (Remote)

**Call to order:** The meeting was called to order at 6:35 by Chairman Robitaille

**Appointments:** Chairman Robitaille appointed both Earl McGillicuddy and Meagan Poirier as full voting members.

**Review & Accept Minutes of March 31, 2022:** On a motion from Abby Evankow with a second by Earl McGillicuddy, the board voted to pass over the minutes.

## **Case #06-2022 – Minor Site Plan Review – Granite State Diamonds**

Chairman Robitaille read the application. Joseph Barr & Sarah Bolton are planning to open a by-appointment only private jeweler in the building owned by Paul Shoenbeck located at 16 Exchange Street. They will be utilizing only a couple of rooms in an area on the second floor of the building that was previously used for storage. The owner of the building submitted a letter of support for the project. Sarah explained that the building had gone through several changes over the years where it was once an Odd Fellows Home and now the main floor is commercial/retail space with the second floor vacant. There will not be any structural changes to the space. They plan on having only 1-3 people there at a time and see this as a starter location. Abby questioned if the Fire Marshall had reviewed the proposal and CEO Scarinza explained that the space has a second egress already in place so that wasn't necessary

On a motion from Abby to approve the application as presented with a second from Reuben, Chairman Robitaille called for a roll call vote:

Abby – Yes    Reuben – Yes    Judy – Yes    Earl – Yes    Meagan – Yes

## **Code Enforcement Update –**

CEO Scarinza brought the board up to date on the following:

- 1) The Marshall's store located in the Mountain Valley Plaza has received a temporary certificate of occupancy for 60 days. He needs to coordinate with the State Inspector to inspect the rooftop heating units at which time he will be able to issue the final CO if everything is alright.
- 2) The Big Day Brewing pub at 20 Glen Road has their final CO and is up and running
- 3) A building permit was issued for 2 long-term apartment units above the former Atlas store at 101 Main Street

- 4) A floor plan was received for the Grone property at 133 Main Street which he will review to see if he can issue that building permit
- 5) The documents he was waiting for from the tower on Pine Mountain were received and that permit was issued.
- 6) He has had several emails with the owners of the car wash. They have addressed some of the issues (the mics have been turned down at the front of the building and the light on the pole at the rear of the building has been shut off). The main issue which is the noise from the blowers is still a work in progress. As the Town doesn't have a good noise ordinance, that may be problematic in successfully getting that issue corrected.

**Old Business:**

- 1) Chairman Robitaille informed the board that the board had been asked to complete a Regional Housing Needs Assessment questionnaire. The Town Manager had already completed one and he asked the board if they wanted to work through it to complete it or if the board would like him to do it. Those members present gave the ok for him to complete it.
- 2) He also updated the board on the last TAC meeting where they discussed the 10-year plan and moving the upgrades to the corner on Route 16 by Libby Pool to maintenance. The next meeting is in 3 months.

**New Business:** None

**Public Comment:** None

**Next Meeting** – The board previously scheduled its next meeting for May 19, 2022.

**Adjournment** – On a motion from Abby with a second from Meagan, the board voted unanimously to adjourn at 7:10 pm by roll call vote.

Respectfully submitted,



Michelle M. Lutz  
May 3, 2022