



Planning Board Meeting
Monday March 12, 2007, 7:00 p.m.
City Council Chambers, City Hall, Claremont, NH

Meeting Minutes

Meeting Called to order by Chair Alan Grigsby at 7:01 pm

Roll Call

Present: Fred Kuriger, Anita Engel, Mayor Scott Pope, Ralph Swift, Alan Grigsby, Lori Richardson, Russell Fowler, Erwin Caplan, Peter Guillette, Richard Wahrlich

City Staff: Michelle Aiken, Boards & Commissions Coordinator, Bruce Temple, Planning & Development Director

Absent: None

I. Minutes of February 26, 2007 Meeting

Motion to: Minutes of February 26, 2007 Meeting approved as amended

Made by: Mr. Pope **Second:** Mr. Kuriger **Vote:** Unanimous
Ms. Engel – abstained due to her absence from the meeting

II. New Business

- **(05-2007) Michael Brown owner of Sweet Fire BBQ, 116 Mulberry Street, Claremont, NH -**
Applicant desires an amended Site Plan approval to convert an existing 9800 SQ. FT. building located at **116 Mulberry Street, Claremont, NH 03743** into a sit down restaurant, Tax Map 131; Lot 87; Zone B-2.

Mr. Temple advised that Michael Brown is the owner of Sweet Fire BBQ and he is here to present information concerning a new restaurant. Mr. Brown has been in front of the TRC and as far as they were concerned you could consider the plan complete.

Motion to: to accept the plan as complete

Made by: Ms. Engel **Second:** Mr. Caplan **Vote:** Unanimous

Mr. Caplan stated that he would like to mention to the board that he does manage the property across the street and wanted to make sure no one thought this was a conflict of interest. Consensus from the board that it is not a conflict of interest.

Mr. Brown advised that he would like to move his BBQ truck restaurant into the building on site seating approximately 44-48 people. He will keep the picnic tables on the exterior and it will be a year round operation. He will have an indoor kitchen with ventilation hoods, so there will be even less smell than before from the BBQ, although there were no complaints before.

Mr. Grigsby asked if he is hooked into City sewer. Mr. Brown advised that he is. Mr. Grigsby asked if there would be a second means of egress. Mr. Brown stated that in the floor plan there are two exits although under 50 people a second exit is not required, but he felt it was a good idea regardless. Mr. Fowler asked if those are things the building inspector should be responsible for. Mr. Grigsby advised that yes it is something the building inspector would check that, but it is something he was concerned with.

Mayor Pope advised that this is phase II of the application that was brought in front of the planning board when he was given permission to have the BBQ truck outside. Mr. Swift asked if there was anything different than what was presented a year ago. Mr. Brown advised that everything is pretty much the same, they are just ready to go ahead with the plan now. Mr. Kuriger asked about signage. Mr. Brown advised they are in the process of designing a sign and it will be located where the pole is, near the island and the fence.

Open public hearing

Closed the public hearing

Motion to: to approve the plan

Made by: Mr. Kuriger **Second:** Mr. Swift **Vote:** Unanimous

III. Correspondence

- OEP conference sign up

Mr. Grigsby advised that this is a very important conference particularly for new members. Mr. Grigsby encourages members to attend. Ms. Aiken advised that she would like all the applications submitted by March 23rd.

UVLSRPC is having a meeting on highway development for a 10 year period and they are asking people from the City to participate and it helps them set priorities and the State has advised it doesn't have any money so they are making judgments on ones that are already in the books and this meeting will help set priorities for those.

IV. Report from Boards and Commissions

Mayor Pope stated that at the end of March there will be two terms expiring, Ms. Engel and Mr. Kuriger. He will be appointing Mr. Guillette and Mr. Wahrlich to their seats 3 and 4. Mayor Pope advised that he would like to say something about these two members. Mayor Pope stated that he appreciates everything Ms. Engel has done for the city, with grace and courage and he would like to thank her for that. Mayor Pope stated he appreciates the time he has spent on this board and he knows that he is very active in other community affairs. Mr. Kuriger advised that he has enjoyed being on the board.

Mr. Grigsby stated that on March 29, 2007 at 6:00 PM there will be a Master Plan Visioning Session at the Maple Avenue School and it is important for everyone to be involved in. The Session will include a light supper. It is an important thing for everyone in Claremont to be involved in and it sets the course for the way the City will develop and grow in the future.

V. Adjournment

Motion to: Adjourn

Made by: Mr. Kuriger **Second:** Ms. Engel **Vote:** Unanimous

Meeting Adjourned at: 7:16 pm

Respectfully Submitted,

Michelle Aiken
Boards and Commissions Coordinator