



TOWN OF
NEW LONDON, NEW HAMPSHIRE

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NEW LONDON PLANNING BOARD

Whipple Town Hall
429 Main Street

(THIS MEETING WILL BE HELD IN-PERSON)

Regular Meeting
AGENDA/PUBLIC HEARING

June 22, 2021 - 6:30 PM

1. **Call to Order** - Note the order of the agenda may change per the Chair
2. **Review of minutes:** May 25, 2021
3. **Public Comment**- the Chair may allow public comment for items not listed on the agenda and may limit the amount of time for public comment.
4. **Tree Cutting – Russell K Layton, Jr. Rev Trust – 117 Sunset Shores Road**, Tax Map 091-001-0-0-0. 0.59 +/- acres, Zoned Residential (R2), Shoreland Overlay District. The applicant is applying to remove three (3) trees on the property. The application was received May 11, 2021.
5. **Stormwater & Erosion Control** – Paul & Carrie E. Sohigian – 217 Owl’s Nest Road, Tax Map 141-004-0-0-0. +/-3.37 acres, Zoned Residential (R2), Shore Land Overlay District. The applicant is applying for approval their stormwater & erosion control plan to develop the property with a single-family home that would increase the impervious area and result in 24.2% of the lot being impervious.
6. **PUBLIC HEARING Final Site Plan Review** – Paola Andrea Avila Marin & Bregt Peter Kris Eerlingen. – Located at 246 King Hill Road. Tax Map 122-026-0-0-0, +/- 6.1 acres, Zoned Agricultural Rural Residential (ARR). The applicant is proposing to open their property as a farm with a farm stand that is open to the public. The farm is proposed to produce a variety of crops and the farm stand to be housed within the existing home on the property. The application was received on May 19, 2021.
7. **PUBLIC HEARING Final Site Plan Review** – 29 Little Sunapee Road, LLC – Located at 29 Little Sunapee Road, Tax Map 073-052-0-0-0, +/- 0.54 acres, Zoned Commercial. The applicant is applying to place a free-standing sign adjacent to Newport Road. The sign is proposed to be 10 square feet. The application was received on June 1, 2021.
8. **PUBLIC HEARING Final Site Plan Review** – Calerin, LLC (Spring Ledge Farm) – Located at 37 Main Street, Tax Map 073-055-0-0-0, +/- 44.36 acres, Zoned Urban Residential (R-1). The applicant is applying to construct a high tunnel cold frame and a seasonal tent. The high tunnel cold frame is proposed to be 30’ wide and 144’ long and utilized for growing crops. The seasonal



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tent is 20' x 30' and would be placed between the farm stand and Main Street and used to display produce for sale. The application was received on June 1, 2021.

9. **PUBLIC HEARING Final Site Plan Review** –Woodcrest Village, LLC – Located at 356 Main Street, Tax Map 084-008-0-0-0, +/- 1.08 acres, Zoned Commercial (COMM). The applicant is applying to modify the landscaping and hardscaping of the property. The plans propose the installation of a path, stone walls, flower gardens, a patio and deck. The application was received on June 1, 2021.
10. **Update from Master Plan & CIP Committees**
11. **Future Meeting Dates:** Refer to the Planning Board Meeting Schedule and the Town's website for updated meeting information. Next meeting schedule for Tuesday, July 27, 2021.

Motion to Adjourn