

Steve Halleran

From: Steve Halleran [plainfield.ta@plainfieldnh.org]
Sent: Tuesday, June 16, 2020 1:58 PM
To: 'Dana Whitney'
Cc: 'Jane Stephenson'
Subject: Map submittal

US Mail
6/16/20
Dana

Dana

I have posted excerpts of your maps on the town website. The full set that you provided is available here at the town office for abutters to review.

I have noticed that the plans are stamped "Progress Print Released for Review" consequently neither of them is stamped by the engineer.

I have also noticed that the plans do not include the information requested by the Planning Board in the 4/24 letter from Chairwoman Jane Stephenson.

I think it is unlikely that the Planning Board will be able to move forward with your application on July 6th.

In particular, the Planning Board will need to see the parking area properly delineated with a designed drainage system to handle run off and any other erosion control measures.

Further, you have not answered the question about the Alteration of Therrien permit. Either an engineer calculated area showing no permit is needed or the submitted application to the State of New Hampshire for the permit needs to be provided. These things are necessary even for your scaled back proposal.

The three storage boxes were not disclosed as part of your Zoning Board application. Those will have to be either removed or reviewed by the town's Zoning Board.

In closing, the Town has provided multiple opportunities for you to complete our local land use approval process. If you are unable to provide the necessary information to complete the site plan review you can expect that the town will immediately seek a court injunction to cease all activity on the site.

If you have any additional information that you want the town to review at the July 6th hearing, please have it to me no later than Friday June 26th. I continue to encourage you to have your consultants attend the Planning Board meetings. They are the ones to answer board members questions.

Stephen Halleran
Town Administrator
(603) 469-3301

6/16/2020



TOWN OF PLAINFIELD, NEW HAMPSHIRE
110 Main Street
Plainfield, NH 03781

PO BOX 380, Meriden NH 03770
e-mail: plainfield.ta@plainfieldnh.org
www.plainfieldnh.org

Telephone (603) 469-3201
facsimile 3642

Via e-mail
June 2nd 2020

*U.S. Mail 6/2/20
AS well*

Dana Whiney
Landmark Property Maintenance
178 Meriden Rd
Lebanon, NH 03766

Re: Site Plain Review #361 Route 12A

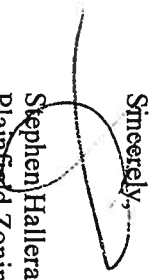
Dear Dana:

At their meeting last night the Planning Board approved your request for a continuance of your site plan application. The new hearing date will be Monday July 6th at 7pm. I have attached a second copy of Chairwoman Jane Stephenson April 24th letter to you. Please insure that we have all of the information requested by 2pm on Monday June 15th.

Since the site plan has not been approved, all business or development activity at the #361 site should be suspended until all necessary land use approvals are in place.

I encourage you to bring your site development consultants to the Planning Board meeting. You may participate in person or via Zoom. As you know, the Planning Board has been working with you since mid April. It is critical that you submit all the required information by June 15th.

Sincerely,


Stephen Halleran
Plainfield Zoning Administrator

April 24, 2020

Dear George-Ann and Dana,

I'm so sorry our Zoom meeting Monday night didn't work out. It was frustrating for everyone. Steve is trying to sort out what can be done at the town office so it won't happen again.

Since we were not supposed to have any further discussion about your application after we had to end the Zoom meeting, I thought I should clarify what the Planning Board expects you to have ready for our next hearing May 18th.

First and foremost, it is absolutely critical you have a surveyor/engineer determine asap whether you need an AOT permit or not. No further excavation should take place until that question is resolved. You've said that you think you're "close to" 100,000 sq. feet of disturbance, but let's get that issue settled.

We need an accurate scaled map of the property, with topography. Delineate roughly the area that was logged by the previous owner, and then specifically the area that you have excavated. The location and dimensions of the parking area for your equipment and the storage trailers should be on the map. If your surveyor/engineer determines that you have disturbed more than 100,000 sq. feet, then we'll need a copy of your AOT permit application. DES can take up to 50 days to process the AOT application, so we know you won't have a permit by May 18. If your surveyor/engineer feels that you haven't yet reached the 100,000 sq. foot threshold, get a letter from him/her to that effect, with his/her calculations. I really hope that's the case.

We need a more detailed landscape plan, which I assume will be the easiest thing for you to provide! Show on the site plan what you have already done re: erosion control, seeding, and creating a sediment pond. We know your landscape plan may evolve when you put up your building but tell us what you have done or plan to do this year.

We need a copy of the signed AUR Self Certification form you were required to submit to NHDES. Since you've agreed to let the AUR area grow up with natural vegetation, we don't anticipate any further issues with the AUR.

For the May 18th hearing, we don't need any information about the eventual location of your future building, septic, well etc. as I expect those may evolve before you start construction, and we will deal with those at the future site plan hearing.

We look forward to seeing you get your business established on the site and hope we can quickly resolve the site plan application issues and see your plans move ahead.

Sincerely,

Jane Stephenson,
Chair, Plainfield Planning Board

Landmark Property Maintenance
178 Meriden Rd
Lebanon, NH 03766

To; Town of Painfield

Re: The lot off of 12 A, owned by Dana and George-Ann Whitney

With this letter is a Topographical map of the lot and the work that has been done to it. IE. Leveling, drainage and some driveway work.

At this point in time we are scaling back our intensions due to the uncertainty of the economy. This year is certainly no where near what last season was.

We are looking to just use the property as a parking area at this point for the trucks. Storing our 7 state plow trucks , the Dump trucks in the winter and our storage containers to be used for just that storage.

I would like permission to allow a few of my trucks to be parked there for daily use. As the location is closer than my shop in West Hartford, VT. These trucks would leave after 6 am and be home by generally no later than 7 pm. Simply pick up and drop off site.

I would also like to finish a gravel parking area and the driveway up in. Finish my drainage, grading and seeding of the area that is open.

In the future we may very well come back for a building.

The wetlands delineated on the map are similar to what we all expected from past history. I am having the soil engineer come back to check one area where the spring pond occurs from the run off we have. This are meats all the requirements NOT to be wetlands per the state guidelines. Exception would be the soil conditions that could not be checked at the time this spring due to the water.

Thanks,

Dana L. Whitney

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A BOUNDARY
ANSFER,
SETBACKS

(ADKE)
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2.0) (2012)''

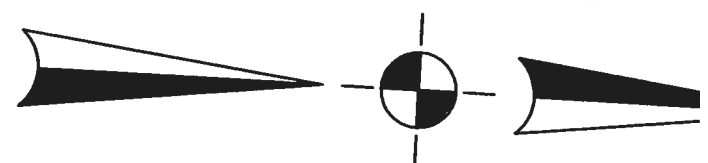
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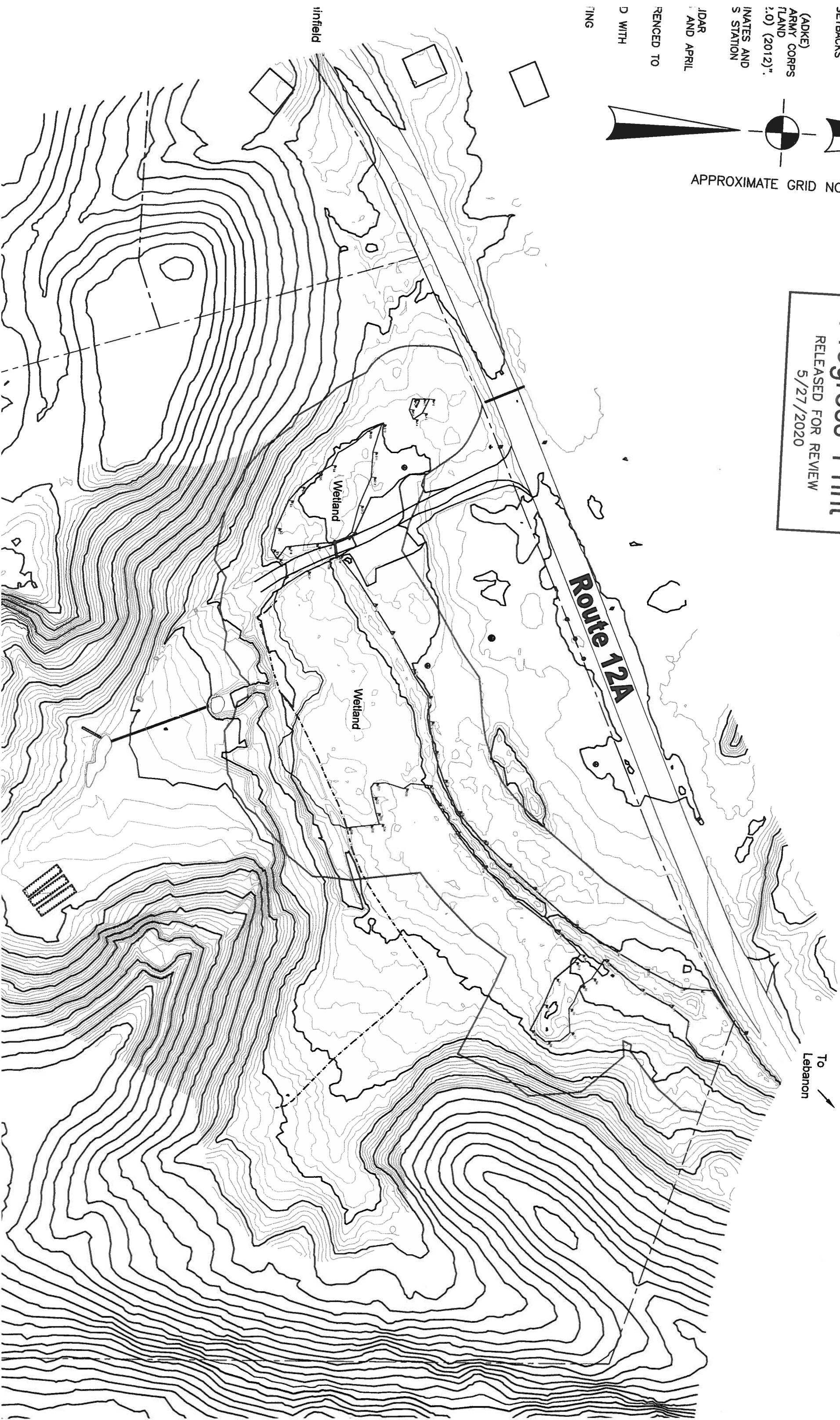
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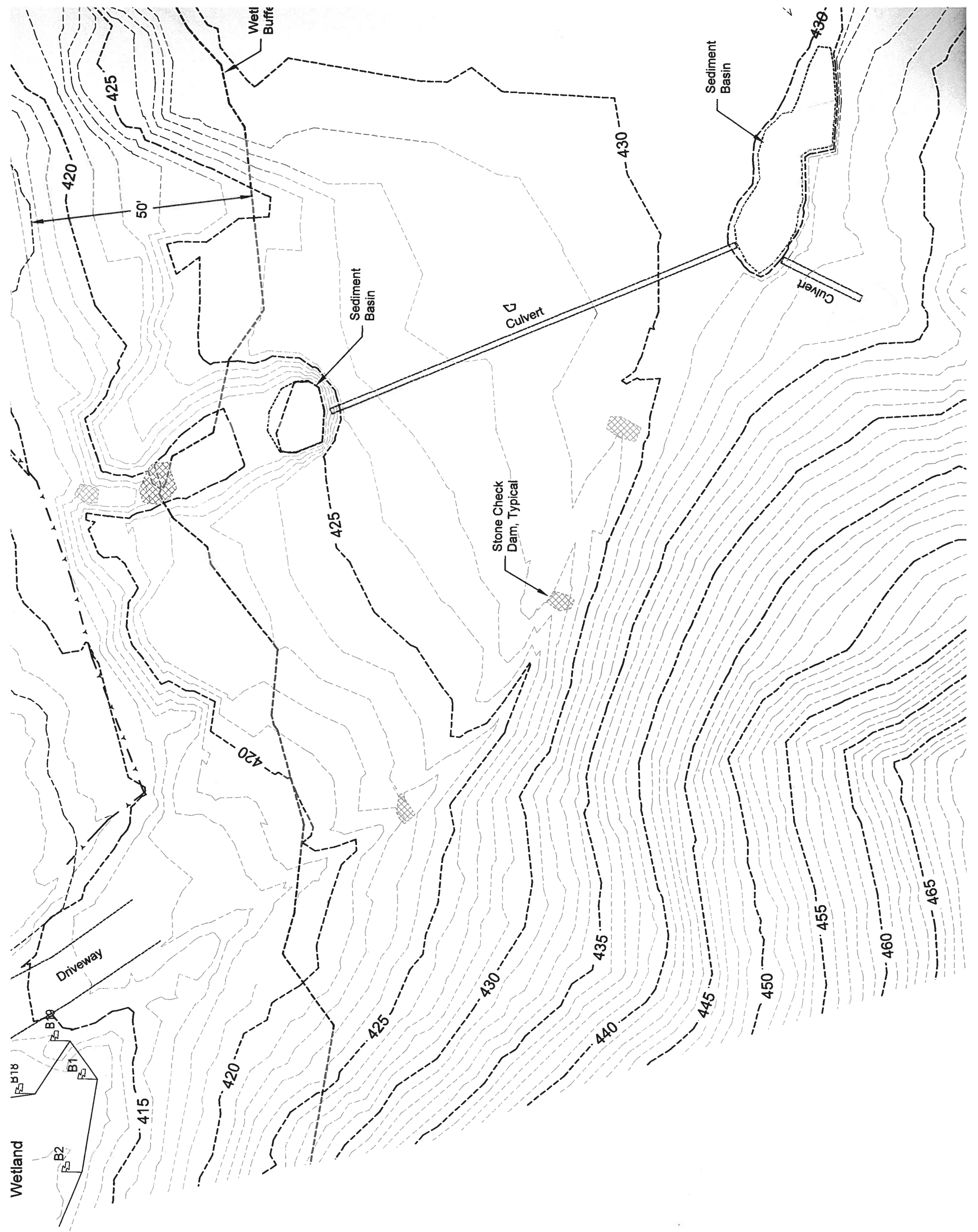
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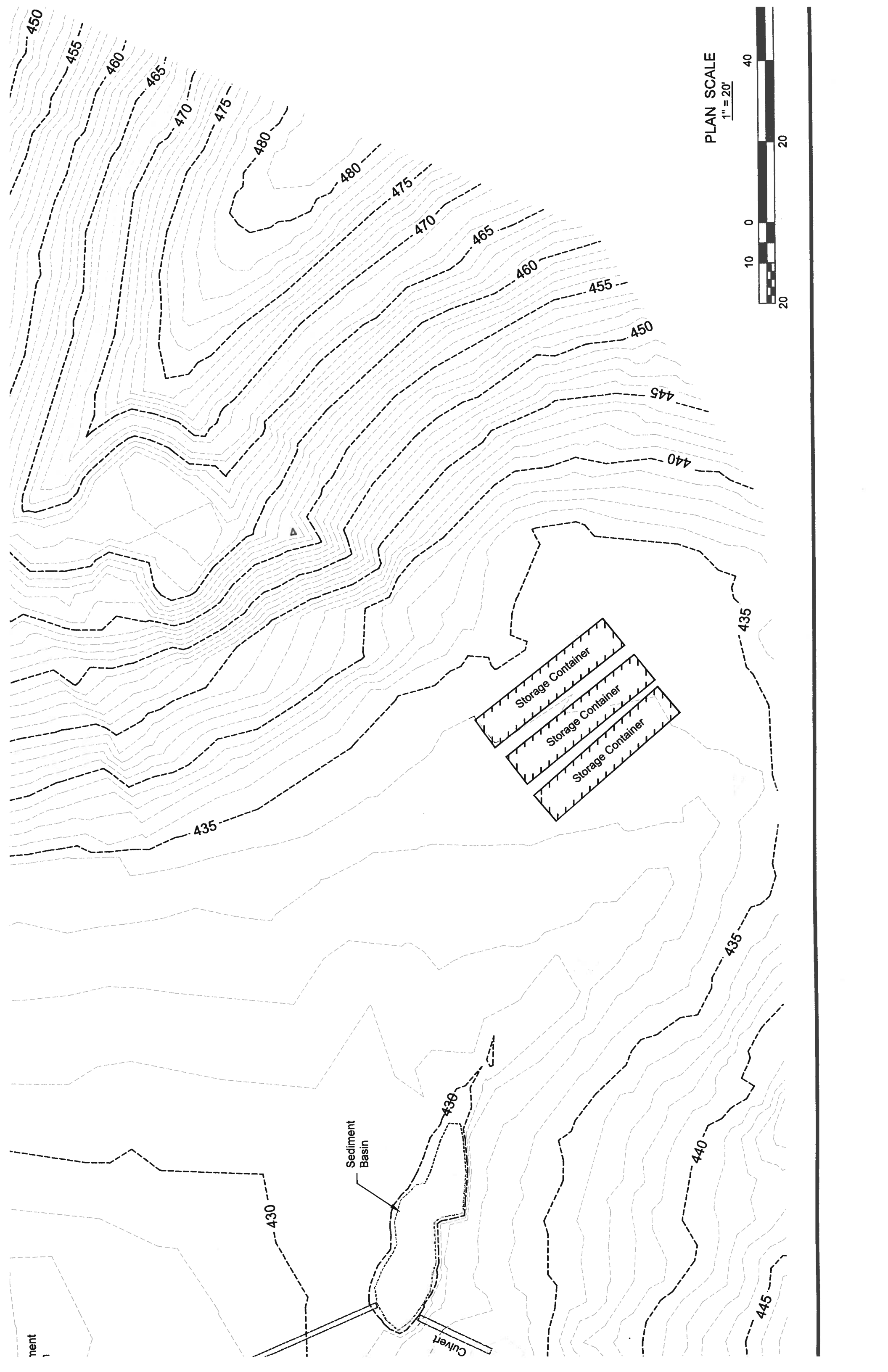
Progress Print
RELEASED FOR REVIEW
5/27/2020



infield

To
Lebanon





ment

Sediment
Basin

Culvert

Storage Container

Storage Container

Storage Container

PLAN SCALE

1" = 20'

