

City of Laconia Minor Site Plan Committee  
2:00 PM City Hall - Armand A. Bolduc Council Chamber  
*Draft Minutes*

7/22/2020 - Minutes

1. CALL TO ORDER

Chair Wesley Anderson called the meeting to order at 2:01 pm.

2. ROLL CALL

Chair W. Anderson introduced the committee. Members present were Tara Baker, Assessing; Al Graton, Police; Dean Trefethen, Planning/Zoning/Code; Nick Schwarz, Water and Chair Wesley Anderson, DPW

Absent: Charlie Roffo, Fire

Chair W. Anderson stated there are five member present and a quorum is established

3. RECORDING SECRETARY

Kalena Graham

4. STAFF IN ATTENDANCE

5. ACCEPTANCE OF MINUTES FROM PREVIOUS MEETINGS

5.I. Acceptance Of Minutes From March 11

Motion to approve the minutes made by A. Graton, D. Trefethen seconded. All voted in favor.

6. CONTINUED PUBLIC HEARINGS, CONSIDERATION AND POSSIBLE VOTE Note: The Purpose Of This Agenda Section Is For The Board To Continue The Public Hearing For The Applicant And The Public To Provide Input. The Board May Also Deliberate The Application, Decide And Conduct A Final Vote At This Time.

7. PUBLIC HEARINGS, POSSIBLE CONSIDERATION AND VOTE Note: The Purpose Of This Agenda Section Is For The Board To Have A Presentation From The Applicant And Open A Public Hearing For The Public To Provide Input. The Board May Also Deliberate The Application, Decide And Conduct A Final Vote At This Time.

7.I. PL2020-0061; 175 Mechanic Street; Proposal To Pave Additional 60 X 40 For Easier Access To ADA Ramp

Paster Richard Aucoin addressed the board. Last year they overhauled the dirt area with stone and fabric to keep the sediment out of the drains but it didn't work. Piles of sand still go to the catch basin and was told by DPW that pavement would take care of the problem.

The public hearing opened at 2:02 PM. No one spoke for or against the application.

The public hearing closed at 2:03 PM

Motion to approve the additional pavement with a condition to coordinate with DPW if any will be in the city right of way, made by A. Graton, D. Trefethen seconded. All voted in favor.

7.II. PL2020-0069MSP; Lakeside Ave - Weirs Docks; Proposal To Operate A Floating Restaurant With An Extension Of The Existing Dock Per State Approval

Atty Bill Woodbury, Duncan Meller, Regina Nadeau and Jamie Merriam were present. D. Meller gave the presentation. The addition is proposed to be off the last finger of docks on the south end. It will be all timber construction. They intend to file the permits with DES after the decision from the City.

D. Trefethen has been in discussion and met with the electrician and J. Merriam stated all the temporary electrical has been connected. Chair W. Anderson noted that when the Mount closes for the season work will need to be done on Eversource's end. J. Merriam stated that no City water would be needed, they will draw it from the lake. They have a filtration system. The proposal is to pump the sewer to the bathhouse and Chair W. Anderson stated he will require final engineering plans on that.

The Dive will be self contained, utility wise, after the construction of the dock extension.

Abutter input:

Rob Csendes, owner of 45 Endicott St North, asked if the ADA requirements were met. Chair W. Anderson said on the docks the city has control but on the boat we do not. R. Csendes also asked if he could see the lease and staff will get that to him.

The public hearing closed at 2:11 PM.

Chair W. Anderson had conditions:

Conditions for approval: all terms of the City's lease must be met.

Construction of the new dock

- The Dive is responsible for obtaining all necessary state permits for the construction of the dock and the utilities. As the dock is City property, the City may be required to sign the permits. The Dive is responsible for all state permit fees.
- Provide a copy of the plans for construction review a minimum of 60 days prior to starting construction.
- The City does not have a contractor "laydown" area in the vicinity of the docks during the tourist season.
- Existing docks must be kept open at all times during construction of the new dock.
- Provide a copy of the as-built when construction is complete.

Utilities:

- Must provide sufficient protection for public dock users during installation of the utilities
- Must provide Public Works an as-built drawing for all utilities (water, sewer and electrical) from the point of connection with the utility mains to the both the interim dock and new dock

Required Permits:

- The Dive will need a sewer permit to connect to the City's main even if it is through another property's owner sewer service. The permit is what is used to activate billing system. The cost of the permit is \$330.
- As a new customer the Dive is expected to pay the City's sewer system development fee. This is a one-time fee of \$800.
- The sewer bill is based on water consumption. No lake water can go through the City's sewer system only City water.
- If connecting to another property's sewer service, that property's sewer service must be at least 6 inches in diameter and the property owner must give permission. This may require an easement depending on where the connection is made.

Solid Waste & Recycling disposal:

- Cannot use City owned trash and recycling receptacles on the Boardwalk or Lakeside Ave for disposing of their solid waste.
- The Dive as a business is authorized 7 trash containers. Each container can be no more than 30 gallons in size for curbside collection. The containers cannot be left in the City right of way. Chair W.

Anderson stated that if the Dive does not use City water and alternate form of billing will be developed for their sewer usage.

- Depending on location the dumpster or containers may be required to be in an enclosure.

Chair W. Anderson noted that before billing, he will need the final proposal on a plan.

Motion to approve the application with the conditions from DPW made by A. Graton, D. Trefethen seconded. All voted in favor.

8. OTHER BUSINESS

9. ADJOURNMENT

The meeting adjourned at 2:18 PM

Respectfully,

K. Graham

DRAFT