

**PLANNING BOARD PUBLIC MEETING
TOWN OF LITCHFIELD**

Held on October 6, 2020

minutes approved on 11/17/2020

In response to the COVID-19 Pandemic, the Planning Board held a remote meeting pursuant to Governor Sununu's Emergency Order #12 related to public meetings, on Tuesday, October 6, 2020 at 7:05 p.m. via webex.

MEMBERS PRESENT: Michael Croteau - Chairman; Kimberly Queenan - Vice-Chairman; Kate Stevens -remotely; Ronn Stephens; James Boffetti, Kevin Lynch, Selectmen's Rep.; Joshua Smith.

MEMBERS ABSENT: Curtis Sampson - Alternate

ALSO PRESENT: Joan McKibben, Planning Board Admin. Assistant; Jay Minkarah (Executive Director Nashua Regional Planning Commission - NRPC), remotely

Mr. Croteau called the meeting to order at 7:05 p.m. Roll call of members.

Public Input: No public input on non-agenda items.

Agenda Items:

- 1. Hudson Logistics, SaveHudsonNH**
- 2. Litchfield Landing Cooperative replacement sign**
- 3. Litchfield Storage, new sign application**
- 4. Jim Spotts volunteer Recreation Commissioner Jeff Ln. ball field**

- 1. Hudson Logistics, Save Hudson NH**

(all public speakers present remotely)

Dean Sakati 11 Fairway Dr. Hudson to speak for SaveHudsonNH

The Hudson Logistics project has been deemed a project of regional impact.

The project was brought to the Hudson Planning Board in May 2020.

The site is the former Green Meadow golf course. The proposal is for a 2.5 million square foot distribution center on approximately 400 acres.

SaveHudsonNH is a grassroots group to promote knowledge and fact based information related to the project. There is no longer a local paper and the covid issue is eliminating social connections.

The project is along the Merrimack River. Two large buildings are proposed for Amazon and a smaller building for undetermined occupant. For a total of 2.5 million square feet. Not a warehouse but a distribution center.

There will be significant truck traffic. There are 842 truck stalls proposed and 360 docking stations. There are differing counts on how much truck traffic there will be. A full traffic report should be submitted to Hudson Planning on October 21.

The tenants of the buildings have no control over the trucks once they leave the site, where they go for fuel or route they take.

Mr. Sakati cited Milford, Mass. who has one unit of a logistic center and it has had an impact on police, fire, and neighboring towns.

Mr. Sakati: Our hope is that you will join Hudson in a healthy critical review. Our intent is to be a resource for pros and cons of the development.

James B. Where will the trucks be coming from?

Dean S. Our assumption is that there would be airport traffic.

James B. There would be interstate highway impact through new england depending on where they are coming from.

There is concern about traffic coming from Manchester airport.

Dean S. There is no control of where the trucks go.

James B. People that use the roads would have adverse effects caused by traffic i.e. Pheasant Lane Mall.

Dean S. Also traffic from jobs created there.

Kevin L. The circumferential highway was supposed to correct this. Lowell Rd. will not be able to handle this. Many area towns will have regional impact beyond Hudson and Litchfield.

Joshua S. Agrees traffic impact will be substantial. What is a pro for Litchfield? Where does the Hudson planning board stand on this.

Dean S. The Hudson planning board is trying to learn as much as they can. They are addressing certain issues at each meeting.

Attorney Pasay (for Hudson Logistics Center) The benefit to Litchfield would be jobs, revenue at large.

We plan to file a brief to address core issues. NHDOT just completed a basic traffic review of Hillwood.

October 21 there will be a traffic presentation to the Hudson planning board where we will have accurate information.

The plan is still being reviewed by state and local agencies.

James B. Can you identify any impact to Litchfield?

Attorney Pasay No impact is contemplated at this time. We are focused on the site itself to comply with regulations and being as transparent as possible. If you have specific questions we can get answers.

James B. I would like you to identify what impacts would be. I am concerned that you can't identify any impacts. That doesn't answer the question. I would like to identify impacts not mitigate them. It is hard to believe that you have not identified the impacts yet.

October 21 Hudson planning board 7:00 pm community center at School St.

Mike C. (chair) I think a letter should go to the town of Hudson with our concerns.

Kate S. I have been watching the Hudson meetings so far. Traffic and affordable housing are some impacts to Litchfield. There is a 450 page traffic report for Oct 21. Kate has looked at the executive summary.

Kim Q. Questions how many smaller truck trips will there be.

Dean S. Hillwood broke it out by departures and arrivals.

Attorney Pasay This will be addressed Oct 21. There will also be a representative from Amazon at the meeting.

2. Litchfield Landing Cooperative Tax Map 2 Lot 1

Regina DeGraw, 22 Horseshoe Lane, Treasurer for the cooperative is present (remotely).

The Cooperative received a grant to upgrade their sign on Rt. 102. This would be a replacement upgrade for the existing sign and have better visibility for emergency response. Very similar size to the old sign and using the same posts.

There was no public input.

Kevin L. makes a MOTION to approve the sign for Litchfield Landing Cooperative.

James B. seconded the motion. Motion carries 7-0-0.

3. Litchfield Storage Sign Tax Map 1 Lot 19

Ellen Boucher is the owner representing Litchfield Storage.

This is a new sign and has received a variance from Litchfield ZBA for an off site sign on lot 19 the storage facility is on lot 18.

James B. How long will the lights be on the sign? At the site plan review there were issues with lighting. If there is no access after hours no reason to light up sign all night.

Ellen B. We are fine with that, lights to go off when closed. Light will be LED full cut off, as your regs state.

Kate S. We request 3,000 calvins or warmer. Warm vs. cool light.

Ellen B. We will make sure the electrician knows that.

There was no public input.

Kevin L. makes a MOTION to approve the sign with down lighting, soft lighting and lit during hours of operation. James B. seconds the motion.

Motion carries 7-0-0.

4. James Spotts volunteer Recreation Commissioner working with the NH Air National Guard

Mr. Sports is speaking about improvements to Jeff Lane ball field. This is not for approval but to inform the board.

We are going to improve the parking lot and access points. The batting cage will be similar to the one at the Darrah Pond site.

The Air National Guard is planning on working November 6-9 approximately.

Kevin L. The abutters are aware, well before the project starts.

Lou Caron (consulting engineer) is working with them. The project has been ongoing.

Committee Reports

9/16 NRPC election of executive officers, discussed electric vehicles, and Ten year DOT projects.

10/13 Heritage Commission online meeting

10/1 Conservation Commission was at Talent Hall

Capital Improvements Program was presented to Board of Selectmen and adopted

Approval of Minutes

9/15/20 minutes Kim Q. made a MOTION to approve as written. Seconded by James B.

Motion carried 7-0-0.

8/18/20 Joan M. stated a sentence was added to clarify the bakery sign that was approved. James B. makes a MOTION to approve the amended minutes. Joshua S. seconded the motion. Motion carries 6-0-1.

Other Business

The planning board line item in the budget for the planner was cut \$3,000. Mike C. has sent correspondence to Troy B. to justify that line item.

The board does not know what will be coming through yearly for projects.

Jay M. typically the board is working on one master plan chapter a year.

In 2019 the transportation chapter didn't need to be billed to the town because funds came out of NRPC transportation budget.

Mike C. thanks Jay for all the hard work on the CIP.

A MOTION to adjourn the meeting was made by Ronn S. seconded by Kim Q.

All in favor. The meeting was adjourned at 8:37 pm

Minutes transcribed by

J. McKibben