

**Gilmananton Planning Board
Site Walk – Public Safety Building Site
Tax Map 413 Lot 113
Saturday, November 21, 2009**

Minutes of the Site Walk

The Gilmananton Planning Board will perform a Site Walk of the proposed Public Safety Building Site on Route 140 as shown on Tax Map 413 Lot 113 across from Allen's Mill Road.

Members Present: Nancy Girard, Chair; Marty Martindale, Member; David Russell, Member; Dan Hudson, Member; Don Guarino, Selectmen's Rep; Desiree Tumas, Clerk.

Others Present: Conservation Commission Members: Nanci Mitchell, Chair; Brenda Sens, Secretary. Paul Darbyshire, Surveyor

Don Guarino, Selectmen's Rep. and Paul Darbyshire, Surveyor lead the site walk of the property explaining that the building will house both the fire and police departments and will be either 80' x 80' or 100' x 100'. The size of the building will be dependant upon the amount of grant funding that is approved. There has not been any word yet as to how much funding will be approved. However, there are funds available in Capital Reserve to begin work on the site with the hopes of having a shovel ready project for when the funds are made available.

Mr. Guarino went on to explain that the proposed septic will decrease from the original proposal based on the size of the building that is constructed. Wetlands are delineated on the plans and the test pit calculations done would support the proposed building with some fill being needed. A drainage plan is also included on the design plan.

It was additionally explained that consideration was given to the wetlands on the property and it is not expected that the proposed development would disturb or encroach on the wetlands. Any design that required disturbance of the wetlands would have to be approved by DES.

Mr. Guarino also explained that there were no plans to clear-cut the lot. The plans are to clear only what is necessary to construct the building and provide ample parking and turning of vehicles.

Attending Members stated concern with the amount of wetlands located on the property and question if a retention pond would be required and where the best location for a pond would be. There was additional debate without conclusion regarding the difference between using a retention pond verses a basin to collect extra runoff from the site during excessive rains.

Members stated concern regarding road safety with the line of sight on the curve from Allen's Mill Road. However, it was noted that a driveway permit has been received from NHDOT.

It was recommended that the parking plan include the use of pervious paving with the exception of the turning area for fire apparatus. A concrete strip in the turning area to minimize abrasive deterioration from the weight of the fire apparatus was discussed as a possibility.

Mr. Darbyshire went on to explain that it has been his experience that there are warranty issues with porous pavement in turning areas and recommends alternative paving for the area that will primarily be used for the turning of fire apparatus.

It was questioned if the plan would be submitted to DES and it was confirmed that the plan would be submitted to DES for approval.

Chair Girard called for further comment hearing none the site walk was ended. At the conclusion of the site walk it was requested that the sign be relocated to the correct location of the driveway that will access the building. Mr. Guarino stated he would have the sign moved to the correct location.

Respectfully submitted,

Desiree Tumas, Clerk