



# Application Site Plan Review

- Minor Site Plan
- Major Site Plan
- Design Review
- Insignificant Change of Use
- Conditional Use Permit

Application: PB #	SPR 2020-40
Submission Date:	___/___/___
Hearing Date:	___/___/___
<u>Fees Paid</u>	
Application Fee:	\$ _____
Abutter Fee:	\$ _____
Public Notice Fee:	\$ _____
Recording Fee:	\$ _____
Total Fees Paid:	\$ _____
For Municipal Use Only	

**APPLICATION MUST BE TYPED OR PRINTED LEGIBLY IN PEN**

### Applicant Information

**Property Owner(s) of Record:** Gilmanton Year Round Library  
All Owner(s) of Record Must Be Listed and REQUIRED Sign the Application

**Property Address:** 1385 NH Route 140 Private Road or Class V

**Mailing Address:** 1385 NH Rte 140, Gilmanton Twn, NH, 03837  
If Different than the subject property Street or PO Box City/Town State Zip

**Home #** (603) 267-2400 **Cell #** \_\_\_\_\_ **E-mail** \_\_\_\_\_

**Applicant(s):** Megan Mellett

**Mailing Address:** 33 Gaudet Dr, Belmont, NH, 03220  
If Different than the property Owner(s) Street or PO Box City/Town State Zip

**Home #** \_\_\_\_\_ **Cell #** (603) 998-6090 **E-mail** meganmellett2@gmail.com

**Land Agent:** \_\_\_\_\_

**Mailing Address:** \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_  
Street or PO Box City/Town State Zip

**Business #** \_\_\_\_\_ **Cell #** \_\_\_\_\_ **E-mail** \_\_\_\_\_

**Please describe in detail ALL existing uses on the subject property. Include primary use and all accessory uses:**

**Please describe in detail the proposed development:**  
Farmers Market - 30 number of booths ranging in ~~10-12~~ 10-12 feet in size. Hours - 12-3pm on Sundays. Parking in Rotary parking lot.

**Subject Property**

Zoning District: R Total Acreage: 5.068

Has the subject property received previous Site Plan Approval?  Yes or No

If yes, when: 09/16/2004

Previously Approved Development: Library

If denied, state the reason for the denial: \_\_\_\_\_

**Is the property subject to:**

Deeded Covenants or Restrictions	<input checked="" type="radio"/> Yes or No
Current Use	Yes or <input checked="" type="radio"/> No
Conservation Easement	Yes or <input checked="" type="radio"/> No
Private Easement(s) Existing	<input checked="" type="radio"/> Yes or No
Public Utility Easements Granted (Electric or Telephone)	<input checked="" type="radio"/> Yes or No
Right-of-Way Granted	Yes or <input checked="" type="radio"/> No
State Driveway Permit	<input checked="" type="radio"/> Yes or No
Local Driveway Permit	Yes or No <i>N/A</i>

<b><u>Facility Data</u></b>	<b><u>Existing</u></b>	<b><u>Proposed</u></b>
State Approved Private Septic	Yes or No	Yes or No
Private Well/Water Supply	Yes or No	Yes or No

**Other Considerations**

Yes or No Does the proposal meet all Zoning Ordinance Requirements of Article IV, Table 2?

Yes or No *N/A* If no, have you received or applied for a Variance from the ZBA? If yes, when? \_\_\_\_\_ Approved/Denied/Pending

Yes or No *N/A* If ZBA approval is required; would you like to request a Joint Meeting?

Yes or No *N/A* Is a Conditional Use Permit in conjunction with this application required according to Zoning Ordinance Requirements of Article IV, Table 1?

Yes or No *N/A* Are there specific conditions set forth by the ZBA? Please list: \_\_\_\_\_

Yes or  No Does the proposal require the development of a road(s)?

Yes or No *N/A* If a new road is proposed, are sidewalks or streetlights, culverts and other improvements included on the plan?

Yes or  No Does the proposal require that a Right-of-Way be provided?

**Certification & Signature Page**

1. The Applicant and/or owner, and/or agent, certifies that this application is correctly completed with all required attachments and that any additional reasonable costs for engineering or professional services incurred by the Planning Board or the Town of Gilmanton in the final application process of this property shall be borne by the following party: (Please initial the line of the respective party)

MTL Applicant      [Signature] Owner      \_\_\_\_\_ Agent

*\*\* Failure to indicate a responsible party for fees associated costs will result in the denial of the application without a public hearing in accordance with NH RSA 676:4 I(e)(2) - (As amended)*

2. The Owner/Agent hereby authorizes the Gilmanton Planning Board and its agents to access the subject land for the purpose of reviewing this site plan, performing road inspections and any other inspections deemed necessary by the Board or its Agents, to insure conformance of the on-site improvements with the approved plan and all Town of Gilmanton Ordinances and Regulations.
3. The undersigned Owner/Agent hereby submits to the Gilmanton Planning Board a Completed Application Package and respectfully requests its approval of said plat. In considerations for approval and the privileges occurring thereto, the owner hereby agrees, as applicable:
  - To carry out the improvements agreed upon and as shown and intended by said plat, including any work made necessary by unforeseen conditions, which become apparent during construction.
  - To provide and install standard street signs as approved by the Town for all street intersections.
  - To give the Town on demand, proper deeds for land or rights of ways reserved on the plat for streets, drainage or other purposes as agreed upon during the public hearing.
  - To save the Town harmless from any obligation it may incur or repairs it may make, because of my failure to carry out any of the foregoing provisions.
  - To make no changes whatsoever in the Final Plat as approved by the Board unless a revised plan or a plat or new application is submitted and approved by the Planning Board.
  - To construct improvements or post the Planning Board's Performance Guarantee to insure completion of the improvements shown on the plat and related drawings.
  - There are no known violations of the Town of Gilmanton Zoning Ordinance or Gilmanton Planning Board Regulations present on the property that have not been disclosed as part of this application.
  - To insure proper boundary monumentation at the project's completion in accordance with the Town of Gilmanton Site Plan Review Regulations.

**Authorization to Act as Agent**

Mr./Mrs./Ms. Megan Mellett (Please Print) is hereby designated as the person who is authorized to act as my agent in securing any and all permits necessary from the Gilmanton Planning Board for the development of my property, all communications to the owner may be addressed to the agent with copy provided to the property owner.

**Certification:**

Owner of Record signature: Anna B Gilbert Date: 6/22/2020

Owner of Record signature: \_\_\_\_\_ Date: \_\_\_\_\_

June 24, 2020

Dear Gilmanton planning board,

The Gilmanton Community Farmers Market request the application fee be waived due to that we are a non-profit.

We also request to waive all requirements for the plat submission items, because there will be no permanent structures built (only tents set up) for the farmers market.

Thank you,  
Megan Mellett  
President of the GCFM



Gilman, NH

1 inch = 100 Feet



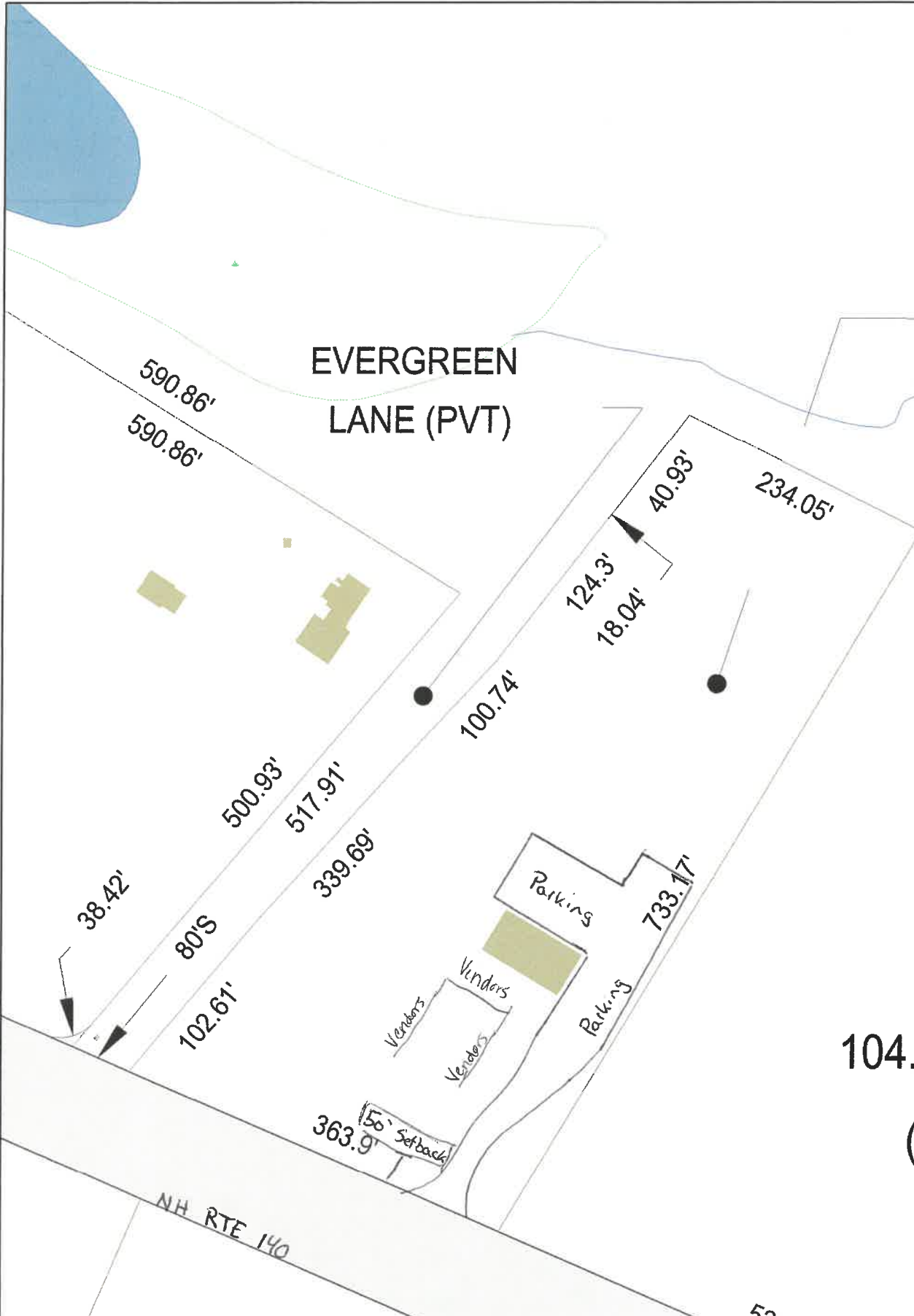
June 19, 2020

5.068



GILMA  
LIBRARY

EVERGREEN  
LANE (PVT)



234.05'

124.3'  
18.04'

100.74'

500.93'

517.91'

339.69'

38.42'

80'S

102.61'

Parking

Vendors

Vendors

Parking

733.17'

363.9'  
50' Setback

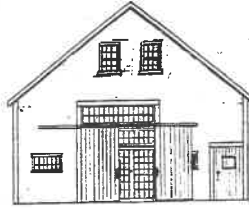
NH RTE 140

16

104.453 Ac

(CE)

520



GILMANTON YEAR-ROUND LIBRARY ASSOCIATION

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June 22, 2020

Please be advised that by unanimous vote of the Board of Directors of the Gilmanton Year Round Library, aka GYRL, permission is granted to the Gilmanton Community Farmers Market to operate a farmers market on the GYRL grounds Sundays from 12:00 PM to 3:00 PM.

Sincerely,

Fred Buchholz  
Treasurer