



**Town of Seabrook**  
**Planning Board Minutes**  
**February 7th, 2022**  
**Seabrook Town Hall, 99**  
**Lafayette Road**  
**Seabrook, NH 03874**  
**603-474-5605**

**Members present**

**Roll Call:** Chairman: Jim Sanborn, Members: Srinivasan Ravikumar , George Dow, Aboul Khan, Town Planner: Tom Morgan, Building Inspector: Lacey Fowler, Town Manager: Bill Manzi, Water Dept: Curtis Slayton.

**Absent members:** Gilbert Nevarez, Forrest Dow

**Jim Sanborn opens the meeting at 6:30pm with the pledge of allegiance.**

**New Business:**

**Case 2022-2 Proposal by Lorraine D. Fogg and the Town of Seabrook for a lot line adjustment at 47 Stard rd. Tax Map 4, lot 8&13-10.**

**Jim** opens topic, Henry from millennium engineering representing The Town of Seabrook. Fogg is willing to convey 16 acres of land to the Town of Seabrook. Lot was surveyed with Pineo Farms. Easement for cell tower is planned, town has secured access to cell tower. With the help of Curtis wells have been added.

<b>Motion: Paul</b>	<b>To accept case 2022-2 as administratively complete.</b>
<b>Second: Aboul</b>	
<b>Result:</b>	<b>All in favor</b>

**Aboul** thanks town and Fogg for water sources. Abutter asks if there is any change to their property, Henry denies. **Bill** thanks Curtis and Henry. Water will be secured for the next 20 years. **Curtis** thanks everyone and to secure water.

<b>Motion:Jim</b>	<b>To approve case 2022-2</b>
<b>Second:Paul</b>	
<b>Result:</b>	<b>All in favor</b>

**Case 2022-3 Proposal by G&D Realty Trust for a site plan review 142 Batchelder Rd, Tax map 4, Lot 13.**

**Henry** states there is going to be similar use to the building that is already there, add an 867 square foot building, regrading, repaving, 125ft lot width, set back to wetland is 25ft, all run off goes to drainage system, Henry will send drainage system to Chris Raymond to review. Some chemical work will need to be done needing to discuss with Curtis, there is chemicals on site already. Henry is requesting security lights for night time.

<b>Motion: George</b>	<b>To accept case 2022-3 as administratively complete.</b>
<b>Second: Aboul</b>	
<b>Result:</b>	<b>All in favor</b>

**Aboul** has concerns about chemicals, invested millions into aquifer wanting to make sure warren article meets conditions. Henry states plans need some revision and will send back to us and discuss at TRC meeting. **Jim** asks the amount of solvency allowed **Tom** states 5 gallons. **Jim** asks if building will be sprinklered Henry states yes they have to be. **Jim opens case to public at 7:18 closes at 7:19pm.**

<b>Motion: Aboul</b>	<b>Case needs to go to TRC to fulfill all requirements, approval upon TRC</b>
<b>Second: George</b>	
<b>Result:</b>	<b>All in favor</b>

**Presentation by Seabrook/Hampton Estuary Alliance on coastal hazards adaptation team.**

Jay Diener, Jen and Maddie from Rockingham planning committee coastal resilience opens topic of issues on preserving and protecting Hampton/Seabrook estuary. Jen stating CHAT ( Coastal Hazards Adaption Team) includes all member boards, uses funds to leverage other funds. CHAT meets once a month since 2019. If planning board joins we can meet even once a year. Henry recommends bringing in the beach commission, most issues are on the beach/ Hampton flood zone. Aboul thinks planning board should get involved, Tom approves. There will be no other funds other than paying the members for their time.

<b>Motion: Aboul</b>	<b>Go to tech review before anything, any water sources go to all departments for tech review</b>
<b>Second: Paul</b>	
<b>Result:</b>	<b>All in favor</b>

<b>Motion: Jim</b>	<b>To approve minutes from 1/17/22 meeting</b>
<b>Second: George</b>	
<b>Result:</b>	<b>All in favor</b>

**Meeting adjourned at 7:57pm**