



**Town of Seabrook
Planning Board Minutes
April 7, 2025
Seabrook Town Hall
99 Lafayette Road Seabrook, NH 03874
603-474-5605**

Members Present; Jason Janvrin, Chairman, Mike Lowry, Paul Knowles, Jill Gordon, Justin Packard, John Kelly, Bob Albright, and Tom Morgan

Chairman Jason Janvrin opened the meeting at 6:30PM with the pledge of allegiance.

Reorganization of the Board

Janvrin stated that every year after the annual town election in March, the elect a planning board chairman, vice chair, vice chair pro temp. He announced he is looking for nominations to fill the seats.

Motion:	Knowles	To nominate Jason Janvrin as Chairman of the Planning Board
Second:	Gordon	All in Favor Abstain Jason Janvrin Motion Passed
Motion:	Janvrin	To nominate Mike Lowry as Vice Chairman of the Planning Board
Second:	Albright	All in Favor Abstain Mike Lowry Motion Passed
Motion:	Lowry	To nominate Paul Knowles as pro temp vice/chair of the Planning Board
Second:	Janvrin	All in Favor Abstain Paul Knowles Motion Passed

920 Lafayette Road - Discussion

Janvrin stated that there is a change of use at the location, as it is a commercial lot, and they are proposing a change from a flea market to a meeting place/banquet hall. The planning board does have ability to waive jurisdiction as there are no site plan changes, there are no changes being made to the outside building and it is all internal. Morgan stated that there are constant issues with the parking spaces over at the location, with what spaces belong to which unit. The applicant is aware of parking issues, he stated he doesn't see an issue with parking. The board discussed and found that there shouldn't be any issues regarding the parking at the facility for unit 102.

Motion:	Janvrin	To waive jurisdiction for 920 Lafayette Road Unit 102 to the building and fire inspector
Second:	Lowry	All in Favor Abstain Paul Knowles Motion Passed

Request from Francis Chase – 219 New Zealand Road RTE 107

Francis Chase is back in front of the board, he was present at the February 18th meeting, and is following up with the board. Chase supplied his site plan from 2002 which was approved by the planning board. Janvrin stated that if the building inspector is satisfied with the 2002 approved site plan and there are no changes to be made to current day, the planning board will waive jurisdiction as long as the 2002 approved site plan is adhered too. Chase stated that this is for personal use, and that if the property is used for business use, there will come back in front of the planning board.

Motion:	Janvrin	To waive jurisdiction for the 2002 Site Plan Approval at 219 New Zealand Road RTE 107 to the building inspector.
Second:	Lowry	All in Favor Abstain Paul Knowles Motion Passed

Groundwater Rise Presentation/Discussion

Jayne Knott, from Hydro Predictions gave a presentation to the board regarding the concern of groundwater rising.

Maddie Dilonno, RPC was present at the meeting and wanted to give the board some highlights the RPC has been working on through a presentation.

Chairman Janvrin adjourned the meeting at 8:27PM. Minutes were taken by Kelsey Johnson.