

Site Walk Minutes
Dollar General Store
Design Review Major Site Plan Review Application
Map 26, Lot 2
November 23, 2015
Approved December 15, 2015

Attendees:

Planning Board Members: Tom Hoopes, Vice-Chair, Bill Curtin; Peter Bolster, and Virgil Macdonald.

Applicant's Agent: Austin Turner, Bohler Engineering

Public: Zannah Richards

Staff: Ken McWilliams, Town Planner.

Tom Hoopes, Vice-Chair of the Planning Board, called the meeting to order at about 3:33 pm.

Ken McWilliams distributed 11" x 17" copies of the site plan.

The group proceeded to the southwest corner of the loading dock area and viewed the location of the detention pond in that area.

Austin Turner clarified that the proposed building would be 70' x 130' in response to a question from Peter Bolster.

Virgil Macdonald inquired whether a dry hydrant would be installed with the pond located behind the proposed store. Bill Curtin pointed out that a fire hydrant exists at the end of the water line at the entrance to the Turtle Kraal Campground off Route 28. Therefore a dry hydrant would not be needed.

Tom Hoopes noted the site is generally flat and gently slopes towards the back of the lot. Austin Turner noted that some fill and a short retaining wall will be added behind the building.

There was considerable discussion about the separation between the edge of pavement along Route 28 and the edge of the proposed parking which is about 15 feet. The discussion centered on whether the 15 feet would be adequate area to accommodate a future widening of Route 28 including adding a sidewalk. It was noted the roadway may be pushed towards the other side to help with alignment.

Austin Turner noted the location of the proposed free-standing sign.

The site walk concluded at about 3:50 pm.

Recorder: Ken McWilliams, Town Planner