



TOWN OF HUDSON

Planning Board



Timothy Malley, Chairman Marilyn McGrath, Selectmen Liaison

12 School Street · Hudson, New Hampshire 03051 · Tel: 603-886-6008 · Fax: 603-594-1142

MINUTES/DECISIONS OF THE SPECIAL SITE REVIEW COMMITTEE MEETING DATE: MARCH 4, 2022

In attendance = X; Alternates Seated = S; Partial Attendance = P; Excused Absence = E

Brian Groth David Morin Tim Malley
SSRC Chairman X Select Rep. X Planning Board Rep. X

- I. CALL TO ORDER BY CHAIRPERSON AT 2:00 P.M.
II. ROLL CALL

III. PUBLIC HEARINGS

- A. Farmhouse Salon Suites Amended Site Plan 9 River Road
 MSP# 01-22 Map 234/Lot 001

Purpose of Plan: to amend the previously approved site plan to show two (2) additional salon operators (personal service establishments) within the existing building. Application Acceptance & Hearing.

Mr. Malley moved to accept the minor site plan application for the Farmhouse Salon Suites, 9 River Road; Tax Map 234/Lot 001.

Motion seconded by Mr. Morin. All in favor – motion carried 3/0/0.

Earle Blatchford from Hayner/Swanson, Inc. presented.

Public input opened @ 2:33 p.m.

Jim Crowley, 4 Fairway Drive – Questioned septic capacity & stormwater if parking is built.

Public input closed @ 2:36 p.m.

WAIVER GRANTED:

Mr. Malley moved to grant a waiver from §275-8.c.(2)(b), to reduce the parking requirement from 186 to 180 spaces, based on the Board’s discussion, the testimony of

the Applicant's representative, and in accordance with the language included in the submitted Waiver Request Form for said waiver.

Motion seconded by Mr. Morin. All in favor – motion carried 3/0/0.

Mr. Malley moved to approve the minor site plan application for the Master Site Plan (Map 234, Lot 1), Proposed Site Plan, 9 River Road, Hudson, New Hampshire; prepared by: Hayner/Swanson, Inc. (HSI), 3 Congress Street, Nashua, NH 03062 & 131 Middlesex Turnpike, Burlington, MA 01803; prepared for: Steele Farm, LLC, 2 Friel Golf Road, Hudson, New Hampshire 03051; consisting of 2 sheets with 1-23 general notes on Sheet 1; dated February 7, 2022; subject to, and revised per, the following stipulations:

1. All stipulations of approval shall be incorporated into the Notice of Decision, which shall be recorded at the HCRD, together with the Plan.
2. This approval is to add two additional salon operators to the establishment known as Farmhouse Salons for a total of twelve (12) operators.
3. Prior to the Planning Board endorsement of the Plan, it shall be subject to final administrative review by Town Planner and Town Engineer.
4. Construction activities involving the subject lot shall be limited to the hours between 7:00 A.M. and 7:00 P.M. No exterior construction activities shall be allowed on Sundays.

Motion seconded by Mr. Morin. All in favor – motion carried 3/0/0.

B. Integra Bioscience Corp. Storage Silo
MSP# 02-22

2 Wentworth Drive
Map 215/Lot 009

Purpose of Plan: to show the proposed 12' diameter, 48' high storage silo adjacent to the existing storage silo on the southerly side of the existing manufacturing building. Application Acceptance & Hearing.

Mr. Malley moved to accept the minor site plan application for the Integra Bioscience Silo, 2 Wentworth Drive; Map 215/Lot 009-000.

Motion seconded by Mr. Morin. All in favor – motion carried 3/0/0.

Earle Blatchford from Hayner/Swanson, Inc. presented.

Public input opened @ 2:09 p.m., and closed @ 2:09 p.m.

Mr. Malley moved to approve the minor site plan for the Amended Site Plan (Map 215, Lot 9), Proposed Storage Silo, 2 Wentworth Drive, Hudson, New Hampshire; prepared by: Hayner/Swanson, Inc. (HSI), 3 Congress Street, Nashua, NH 03062 & 131 Middlesex Turnpike, Burlington, MA 01803; prepared for: Integra Biosciences Corp., 2 Wentworth Drive, Hudson, New Hampshire 03051; consisting of 1 sheet and 1-21 general notes on Sheet 1; dated February 10, 2022; subject to, and revised per, the following stipulations:

1. All stipulations of approval shall be incorporated into the Notice of Decision, which shall be recorded at the HCRD, together with the Plan.
2. Prior to the Planning Board endorsement of the Plan, it shall be subject to final administrative review by Town Planner and Town Engineer.
3. Prior to application for a building permit, the Applicant shall schedule a pre-construction meeting with the Town Engineer.
4. Construction activities involving the subject lot shall be limited to the hours between 7:00 A.M. and 7:00 P.M. No exterior construction activities shall be allowed on Sundays.

Motion seconded by Mr. Morin. All in favor – motion carried 3/0/0.

IV. ADJOURNMENT

Motion to adjourn by Mr. Malley. Seconded by Mr. Morin. All in favor – motion carried.

Meeting adjourned at 2:45 pm.

Brian Groth
Town Planner