

**PLANNING BOARD**  
EAST KINGSTON, NEW HAMPSHIRE

Pound School  
41 Depot Road, East Kingston  
7:00PM



Josh Bath, Chair  
Tim Allen, Vice Chair

# AGENDA

June 15, 2023

**1. CALL TO ORDER**

(Roll call, designation of voting members)

**2. PUBLIC HEARINGS (7:00pm)**

• **STEVEN MORRISON SITE PLAN REVIEW PROPOSAL (Case # 2023-08)**

Public hearing on a proposal to operate a commercial business (Middleton Supply LLC) in the town center district located at 1 Main Street, MBL# 09-07-01. Mr. Morrison is seeking approval to operate a grain/feed/hay/shavings wholesale and erosion control supply business from his residence utilizing the existing barn and a portion of land behind the barn. He is requesting waivers from Site Plan Review Regulations Section IV – Submission Requirements, Section V – Required Exhibits and Data, Section VI – General Standards (except for subsection D – Parking), and Section VIII – Site and Building Design Requirements (except for subsection F.5 – Signs).

**3. INVISIBLE HOME OCCUPATION PROPOSALS**

Invisible home occupation proposals are not required to undergo the full public hearing process (no public hearing notice and no abutter notification); just completing the application and presenting the proposal to the Planning Board who will then make a determination the business is truly invisible. Once determined invisible, recommended by the Board, and approved by the Selectboard, the applicant would only need to pay the annual invisible home occupation permit fee of \$25. Should the home occupation not be deemed invisible, the applicant will be directed to undergo the full public hearing process with associated costs.

• **ALEXA COMERCI – 10 SQUIRE WAY (Case# 2023-04)**

Ms. Comerci proposes to operate an online retail business (The Quinn and Company) from her home at 10 Squire Way, MBL # 01-01-26. This is a continuation from the May 18<sup>th</sup> meeting.

• **GEORGE WHITEMAN JR. – 18 ROWELL ROAD (Case# 2023-07)**

Mr. Whiteman proposes to operate a processing wood products business office (Whiteman Family Wood Processing, LLC) from his home at 18 Rowell Road, MBL# 10-02-17.

• **JENNIFER SILVER – 27 JOSLIN ROAD (Case# 2023-09)**

Ms. Silver proposes to operate the clothing-making portion of her retail business (Hum+Bee) located in Amesbury, MA from her home at 27 Joslin Road. Clothing is also sold through a website.

**4. HOUSING NEEDS ASSESSMENT PROJECT UPDATE**

**5. OTHER BOARD BUSINESS**

A. Approval of May 18, 2023 meeting minutes

**6. NEXT MEETING'S AGENDA (July 20, 2023)**

**7. ADJOURNMENT**