

**Ashland Planning Board  
Draft Meeting Minutes  
Wednesday, March 22, 2023**

CALL TO ORDER: Mardean Badger called the meeting to order at 6:30 PM

MEMBERS PRESENT: Mardean Badger, Kathleen DeWolfe, Paula Hancock, Andy Fitch

DISPOSITION OF MINUTES

The Board reviewed the minutes of the Wednesday, March 1, 2023, meeting. Kathleen DeWolfe made a motion to accept the minutes as written. Andy Fitch seconded the motion. The motion passed unanimously on a 4-0 roll call vote.

CASE 2023-02 WAIVER OF SITE PLAN REVIEW WHITE MOUNTAIN BREWING COMPANY  
50 WINTER STREET (T/M/L 010/070) NOTIFICATION OF CHANGE OF OWNERSHIP OF  
ACTIVE BUSINESS

The Planning Board received an application Case 2023-02 a Waiver of a Site Plan Review for White Mountain Brewing Company at 50 Winter Street (T/M/L 010/070). The application is a Notification of a Change in Ownership of White Mountain Brewing Company.

Mardean Badger made a motion to accept the application for the Waiver of a Site Plan Review for Wilder Pond LLC at 50 Winter Street and the tenant business White Mountain Brewing Company. Charles Joy is the owner of Wilder Pond LLC, the property at 50 Winter Street. The tenant business (White Mountain Brewing Company) owners are David Page and Donald Coleman. The liquor license is under both names, David Page and Donald Coleman. Kathleen DeWolfe seconded the motion. The motion passed on a 4-0 roll call vote in the affirmative.

Mardean Badger made a motion to approve the Waiver of Site Plan Review application Kathleen DeWolfe seconded the motion. The motion passed on a roll call vote of 4-0 in the affirmative.

SANCTUARY ATC UPDATE

Mardean Badger made the following motion relative to an extension of the Site Plan Review for Sanctuary ATC: The Site Plan Review for Sanctuary ATC originally approved as Case 2017-07 in January 2018, extended in 2019, 2020, and 2021, was last approved for a Site Plan Review extension on January 5, 2022, for 1 year. The Site Plan Review will be allowed to expire in 2023, as no extension has been requested. Sanctuary ATC henceforth will need to reapply for a Site Plan Review with a new application process submitted to the Planning Board. Andy Fitch seconded the motion. The motion passed on a roll call 4-0 vote in the affirmative.

WOODMILL SUBDIVISION UPDATE

The Board discussed briefly a memo relative to the Woodmill Subdivision issue, which was sent to the Town Manager with the Planning Board's request to send the Woodmill case to the town's legal firm. Mardean will follow up with the Town Manager concerning this subdivision issue.

CORRESPONDENCE

Mardean advised the Board that the Lakes Region Planning Commission (LRPC) will be meeting on

Monday, March 27, 2023. The meeting will focus on a presentation of the draft 2023 Lakes Region Housing Needs Assessment. The draft report is available at [lakesrpc.org](http://lakesrpc.org).

#### CONFERENCE

The Board was advised that the NH Office of Planning and Development will be sponsoring their Spring 2023 Planning and Zoning Conference on Saturday, April 29, 2023. Registration is required. The free conference will be from 8:45 AM-3:30 PM in online format. Registration for the conference is now open.

#### ADJOURNMENT

Kathleen DeWolfe made a motion to adjourn. Andy Fitch seconded the motion. The motion passed unanimously. The meeting adjourned at 7:15 PM. The next meeting will be Wednesday, April 5, 2023, at 6:30 PM at 6 Collins Street.

*Submitted by Paula Hancock*