

**TOWN OF NAPLES
PLANNING BOARD
MINUTES
Tuesday, July 23, 2013 – 7:00 pm
Municipal Offices Building**

Chairman Larry Anton called the meeting to order. Also present were John Thompson, and Barbara Adlard.

First order of business: New board member Barbara Adlard is to become active after she has been sworn in.

The next order of business: Ron Wiley was present to discuss his small building beside Sand Road and Route 302 (the address is 166 Roosevelt Trail, Map U06, Lot 4. Mr. Wiley would like to rent the building to Kim Pearson and Debbie Lockhart who would operate a soup and sandwich shop. Kim Pearson explained that it would be all take out offering small breakfast and lunch made with fresh goods. Kim stated that there would be 2 employees at the shop at a time. All goods would be baked.

Larry Anton wanted to know if they had a survey showing where the building is located and the setback the building is from the road. Renee' Carter, CEO, noted that cars are not allowed to back onto Route 302. Mr. Wiley stated that no one would be backing into Route 302. Wiley said 2 vehicles would park on the Sand Road side and any overflow would be able to park down the entrance way near the lot with 4 trailers. Wiley submitted what they felt would be utilized for parking.

The Planning Board wanted assurance that Mr. Wiley would contact the State Department of Transportation to see if the State needs approval for use of the right of way for parking. Renee' noted that there was a significant amount of vegetation on the Sand Road side. Wiley stated that all of the vegetation would be removed for parking. The Board was not comfortable with the location of the propane tank. Wiley agreed to place a barrier in front of the tank.

It was noted that a public hearing had not been placed the paper and therefore in order for this site plan to go forward the Town would need to notify the abutters and place an ad in the paper. The Board agreed to meeting on August 6th, 2013 for a public hearing with notification given.

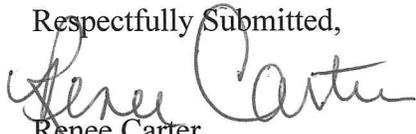
Larry asked that the parking, dimension of the building, size of the parking, exterior lighting showing where the lights were going to be addressed at the next meeting. The board agreed to waive the topo map and the requirement to contact the Fire Chief. Renee' noted that there was information regarding the septic system from Jim Manicini which the State Health and Human Services had signed off from. Renee' noted that the Fire Marshall's office would be visiting the site to make sure it is up to code with what was planned for cooking. It was noted that there would only be a sign no larger than 3 x 4.

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Other Business: No other business.

John Thompson made a motion to adjourn Barbara seconded. Meeting adjourned.

Respectfully Submitted,

A handwritten signature in cursive script that reads "Renee Carter". The signature is written in dark ink and is positioned above the printed name.

Renee Carter
Code Enforcement Officer