

TOWN OF BETHLEHEM
Planning Board Meeting
July 23, 2025
Minutes

Present: Alecia Loveless, Jerry Blanchard, Sean Gawlik, Rob Gilgen and Sally Fitzgerald

Absent: Linda Moore and April Hibberd

Alecia Loveless called the meeting to order at 6:00

Kimberley Hart of 997 Main Street is before the Planning Board for her second conceptual meeting for her ice cream/coffee shop. At the first conceptual meeting Kim proposed a stationery building that would provide a drive through model for the delivery of goods. The new plan is very much the same except the stationary building is not a temporary structure on wheels. Kim explained that customers would enter the property off Brook Rd and exit on Rt 302. She also informed the Planning Board that she had received NHDOT approval and had plans for signs that showed the enter/exit traffic flow.

Sean Gawlik motioned to waive Site Plan Review. Rob Gilgen seconded the motion which passed unanimously.

Dawn Bartz is before the Planning Board to address a letter received by Larry Flanders of 42 Sawmill Rd regarding his auto body shop. Dawn explained that the shop had been in existence since the late 1960's, and believes it is grandfathered. She also explained Larry put the signs up this past spring in hopes of drumming up more business. The new signs are what triggered the enforcement letter sent by the code enforcement officer. Dawn explained the signs have since been removed.

Alecia Loveless motioned to waive Site Plan Review. Sean Gawlik seconded the motion which passes unanimously.

The Board reviewed the minutes from 7/9/2025. Jerry Blanchard motioned to approve the minutes as writer. Rob Gilgen seconded; the motioned passed 5-0.

Cheryl Jensen is before the Planning Board to further discuss crypto-currency and the noise ordinance. Cheryl explained that while they thought the Crypto Currency Bill was dead, that does not seem to be the case. She further explained that the Crypto Currency Bill was attached to another bill, which failed, but the Crypto Bill lives on and is moving forward.

Because the current noise ordinance excludes businesses, It has been suggested that the Town leave that ordinance in place and introduce a new "Industrial /Commercial" noise ordinance. Cheryl's question is which board, Select Board or Planning Board, should sponsor the warrant article.

Mary Moritz noted that she has an email out to NHMA asking which board would be better to handle the new ordinance.

Cheryl is also suggesting broadening the ordinance to avoid any heavy industry.

Rob Gilgen noted that this would need to be included in the town's Master Plan update.

Mary Moritz asked if the Aquifer Ordinance should also be addressed, but Cheryl felt that was too big a task for right now.

Cheryl provided the Planning Board with a sample ordinance from Fitzwilliam, NH and suggested the town use that as a model. She will have the first draft ready by August 15th. The Planning Board will also look at the Site Plan Review Regulations and the Hazard Mitigation plan.

The Clerk presented the Planning Board with sample ordinances from other NH towns regarding recreational vehicles and asked the board if they would review them and consider sponsoring a warrant article regulating RV's a little more than what is currently happening. The Board will review the information and be prepared to talk about it at their next meeting.

There was no additional business before the Board and the meeting was adjourned at 6:52 PM

Respectfully submitted by,

Dawn Ferringo
Planning and Zoning Clerk