

**LITTLETON PLANNING BOARD
LITTLETON COMMUNITY CENTER
120 MAIN STREET
LITTLETON NH 03561**

TUESDAY, FEBRUARY 20, 2024

6:00 PM

APPROVED ON APRIL 2, 2024

PRESENT: Chair Anthony J. Ilacqua, Vice Chair Mary Menzies, Val Poulsen, Bruce Ralston, Jim Richardson, Linda MacNeil (ex-officio), Calvin Beaulier, and Joanna Ray (recording secretary)

EXCUSED: Kevin Kihslinger (alternate) and Ray Bowler (alternate)

OTHERS: Tom Smith, Robert Ellingwood, and Julie Ellingwood

Chair Ilacqua called the meeting to order at 6:00PM.

Robert B. Ellingwood & Brian W. Ellingwood, Owners / Thomas S. Smith, Agent – PB24-01 –
Request for a 2-lot subdivision of map 28 lot 9 on Monroe Road in the Rural zone. Chair Ilacqua reviewed the case file and accepted it as complete.

Val stated that his sister is an abutter to this property but he did not feel there was any conflict of interest sitting on this case.

Tom Smith presented the application. The property will be split into 2 lots. Both lots will be 15.24-acres. The lots meet the required minimum lot size, lot dimensions, and width at the building site.

Vice Chair Menzies made a motion to approve the request as presented. Jim seconded the motion. The motion passed by all.

Based on previous discussions on subdivisions, Joanna and the Board discussed off-site improvements. Conditional improvements can include necessary highway, drainage, and sewer and water upgrades pertinent to that development.

The Board's next meeting will be on March 19, 2024.

AT 6:20, Calvin made a motion to adjourn. Vice Chair Menzies seconded the motion. The motion passed by all.

Submitted by,
Joanna Ray