



**Town of Troy  
Planning Board Meeting Minutes  
Wednesday May 18, 2022**

**Members Present:**

**Kyle Smith (Chair), Henry Underwood (Vice Chair), Matthew Meacham, Steve Sawyer, Richard HKS Thackston (Secretary), Tristan Hopkins, Curtis Hopkins (Select Board Representative).**

**Minute Taker:**

**Elizabeth Berry**

**Public Present:**

**Carol Oglive, Dave Forcier, Alan Lehtola, John Satas**

1    **1. Call to Order**

2    Chairman Smith called the meeting to order at **7:02p.m.**

3    **2. Correspondence**

4    The Planning Board received a letter of Commission Highlights from the Southwest Region  
5    Planning Commission. Mr. Underwood explained the Monadnock Alliance for Sustainable  
6    Transportation: Complete Streets Projects to the Board.

7    Chairman Smith explained to the Planning Board that a property owner on Mackey Road was  
8    denied a driveway permit by the Road Agent but proceeded to install the driveway anyway, this  
9    matter may come to the Planning Board, a note was given to let the Board know what was  
10   happening.

11   Mr. Underwood emailed the Bureau of Environment Contact asking that they fill him in on a  
12   priority list, and once he receives a response, Mr. Underwood will draft a response to the  
13   Department of Transportation in regard to the bridge project checklist that was received at the last  
14   Planning Board meeting.

15   **3. New Business**

16   **MOTION** to approve minutes from the last meeting May 04, 2022, with adjustments, Mr.  
17   Thackston, **SECOND** by Mr. Tristan Hopkins. All members of the Board voted in favor of this  
18   motion.

19   Mr. Forcier came to the Planning Board to find any information that Priam Gunsmithing, LLC will  
20   need to provide in order to open a gun shop in Troy Mills. The Board will need a Site Plan Review  
21   done for the section of Troy Mills that the business will be in. There was concern about the noise  
22   if there is a shooting range on site. Mr. Forcier explained that the range would not be on site and  
23   there are future plans of purchasing another piece of property, but this will not be happening for a  
24   few years. Mr. Forcier was given a site plan review application to complete and will be back at the  
25   next Planning Board meeting to further the process.

26 Mr. Lehtola came to the Planning Board because his building permit application that was submitted  
27 to the Board of Selectmen was denied. The Planning Board discussed the application, it was  
28 decided that this subject will be tabled until the next meeting on June 1, 2022. The Planning Board  
29 will be able to do more research on Map 20 Lot 30 in this time and have a clearer understanding  
30 of what is required and what has been done for this property already.

31 The Planning Board discussed the subdivision application fees.  
32 Mr. Underwood explained that prices are rising, and the Board is losing money with the fee prices  
33 now. Mr. Underwood asked Mrs. Oglive if the Planning Board could update these fees anytime or  
34 if the Board will have to wait? Mrs. Oglive explained that the fees can be updated anytime.

35 The Planning Board discussed what fees need to be changed and what they need to be changed to.  
36 **MOTION** to change application fee to \$100.00, Mr. Thackston, **SECOND** by Mr. Hopkins.

37 The Planning Board has discussion on the motion that was made.

38 **MOTION** to amend the last motion, Mr. Hopkins, **SECOND** by Mr. Thackston.

39 No vote was had. The Board discussed the motion that was made.

40 **MOTION** to change application fee to \$125.00, Advertising fee to \$100.00, and the postage fee  
41 to \$10.00 per letter, Mr. Thackston, **SECOND** by Mr. Hopkins.

42 No vote was had.

43 Discussion on application fees continued.

44 Mr. Thackston moved to question; all members of the Board voted in favor.

45 The subject of changing application fees will be discussed in the next Planning Board meeting,  
46 June 1, 2022.

47 Mrs. Oglive drafted a revised version of the Site Plan Regulations. The Planning Board will be  
48 discussing these in the next meeting.

#### 49 **4. Selectmen's Updates**

50 Mr. Hopkins read updates from the Board of Selectmen.

51 The Board of Selectmen's meeting was postponed and will be on Monday May 23, 2022, instead  
52 of on Thursday May 19, 2022.

53 Mr. Hopkins Read updates from the Community Center.

54 May 21, 2022, Community Dinner

55 June 4, 2022, Community Breakfast

56 The Fishing Derby that was held at the Recreation Center went well, and the pond at the Recreation  
57 Center is still stocked with fish, as long as you have a license to fish anybody is welcome.

58 **MOTION** to adjourn the meeting, Chairman Smith, **SECOND** by Mr. Hopkins

59 All members of the Board voted in favor of the motion.

60 The meeting adjourned at 9:07 p.m.

Respectfully Submitted By,  
Elizabeth Berry,  
Administrative Assistant.