

Planning Board

October 17, 2013

Memorial Building

7:00 P.M.

*The following are to be considered draft minutes only until approved by the Board at their next meeting.*

**Members Present:** Bryan O' Day, Mike Howard, Don Hill, Darrin Patten, Peter Keene, Ken Jacques, Kevin Lee (chairperson), and Tamara Butcher (alternate)

**Others Present:** George McCusker, Peter Abair, Todd Longley, Leigh Callaway, Mike McCrory, Dan Corley, and Randy Rhoades, PE.

**Review of September minutes:** motion by Mike to accept minutes, second by Bryan, and unanimously approved.

**Linguist consultation:** Dan Corley from McGrath law firm addresses the board regarding his client Al Lindquist. He explains that his client is not looking to use this property as a business or to sell anything from the property. His client just wants to clean up the property. His intent is to maintain Sanborn Hill Rd. He doesn't want to repair or improve the road. He did however bring an Engineer with him that states the road is already in pretty rough shape and couldn't possibly get any worse. He explains his client would work around school hours as well as bus schedules. He would also work closely with the road agent. He states that his client doesn't want to post a bond.

Mike Howard states that the town needs some guarantee that the road is going to stay passable and feels that the road needs to be bonded. Kevin explains that he realizes that the road may be in rough shape, however any heavy machines on the road will degrade road and they will ask for a bond. Dan Corley asks what they would be asking in the amount of the bond. Kevin states he would need to go to the town Engineer. Ken Jacques asks about how many truck loads are they talking.

Dan Corley explains to the board that his client just wants to put the land back to its original state. Darrin asks if a crusher would be used. Dan didn't think so.

Mike Howard asks if there is some kind of insurance policy for the bond with the town as the beneficiary. The client's engineer feels that a panel, whether it's the road agent, with town engineer, members of the board, go to property, take pictures and come to some kind of a conclusion.

The board explains to Dan Corley that he needs to let his client know that they would need a bond or some kind of insurance for the town. They need number of trucks per day that will be in and out of property. His client would need any state permits needed and he needs to know that the town Engineer fees would also be billed to his client.

Dan is going to take information back to his client and said he would be in touch.

**Continued Longley Hearing:** Todd presented the board with everything that was asked of him. A scale drawn to graph showing dimensions and measurements of areas being used. He brought the ZBA

conditions. Mike makes a motion to approve site plan, second by Peter, all in favor, two abstentions. Site plan approved.

**Correspondence and Literature:** Kevin received a notification from the DES in regards to drinking water

**Springfield Wetland's project update:** Mike McCrory stated he hasn't heard a lot from Rick other than he has been doing some mapping. Mike asked the board if they were comfortable proceeding with regulatory changes. Ken states he did not feel comfortable without a Wetland mapping report. The board agreed that they would really need to have a report from Rick regarding his recommendations for regulations. Mike McCrory states that Rick missed the window regarding the school field education but plans to do it in the Spring. Ken asks if an update could be sent to Bruce Allen so that he could bring to the Conservation Committee, which meets the 1<sup>st</sup> Thursday of every month.

**Misc. Business:** There was a discussion regarding possible apartments being occupied at FoxStand.

Kevin also shared with the board that he found out some information regarding violations and letters being sent. Kevin states that the letters should come from the town's code enforcement officer if there is one or the selectboard. He also feels that letters regarding violations should not come from the planning board. There was a lot of discussion around sending letters to residents regarding home businesses and if they meet a certain criteria they may have to come before the boards.

Don Hill brought forward a volunteer merger for the former Lee property. The trailer was one map and lot and the land was a separate map and lot. The Town recently took the property for taxes. He explained that the town ceased these as two separate properties. A Voluntary merger needed to be signed for recording purposes. He explains the trailer is on one lot and house is on another lot.

The board received a letter from the State of NH for Lake Sunapee Marine. The state wants the board to fill out paperwork and answer list of questions regarding dealer transporter qualifications. George states that they are running shrink wrap business as he did see a sign. The board felt they need an amended site plan and special exception. Darrin suggests before filling out sheet sent from the State of NH that a phone call be made to find out exactly what is going on.

Ken Jacques wanted to share with the board that the CIP have a meeting next week and a final draft will be sent to Planning Board members electronically to be addressed and approved by the board at the November meeting to have in place for this year's budget.

Mike McCrory went over the Municipal Meetings schedule815

Meeting adjourned @8:15

Minutes submitted by,

Susan Abair