

Minutes of the Antrim Planning Board - October 29, 1981

The meeting was called to order at 7:35 p.m. by the Chairman and the following members were present:

Jim Dennison, Chairman
Harvey Goodwin, Vice Chairman
Bruce Kiersted
Jon Medved, Secretary
Bob Watterson
Rod Zwirner

The following members were absent:

Paul Mercier, Selectman
Kathi Wasserloos

Upon motion duly made and seconded, the minutes from the October 8, 1981, meeting were approved as submitted.

Susan Herman Property - Windsor Road, Stacy Hill Road (Liberty Farm Road)

Mrs. Herman presented a preliminary map of a proposed subdivision. The map showed the following subdivisions: Lot #1, 2.4 acres, Lot #2, 3.2 acres and Lot #3, 2.8 acres. However, the map that was presented did not show the entire lot from which the three smaller lots were being subdivided. The Board indicated that we would need to see a map of the entire lot as well as review a list of abutters for the whole lot.

M. Irene Griswold - Old North Branch Road and Park Place

Lori Davis appeared representing her mother, Irene Griswold. She presented the approved variance from the Board of Adjustment for this property. A lot of 77,455 sq. ft. is being subdivided into Lot #1, 42,033 sq. ft. and Lot #2, 35,422 sq. ft. These lot sizes do not meet the Town's Subdivision Regulations but since a separate home exists on each lot, the variance was granted. The variance was under Article 5, Sec. 3C. C4B.

Birchmere Investment, Inc. (J. David Loucks and Amedeo Baschiera)
White Birch Point

Don Mellon appeared representing Birchmere Investment, Inc. He presented several proposals of subdivisions that were based upon a 1914 map that he had.

Proposal #1 was to make four subdivisions as follows: Lot #1, 1.4 acres, Lot #2, 1.6 acres, Lot #3, 1.3 acres, Lot #4, 33,789 sq. ft. (to be annexed to Loucks and Baschiera lot of 10,890 sq. ft.) These lots are between the lake and White Birch Point Road.

Proposal #2 was to make Lot #1, 1.19 acres, Lot #2, 1.20 acres, Lot #3, 1,995 sq. ft. These lots exist primarily in the loop formed by White Birch Point Road and the two larger ones and are contiguous with the road both on the north and the southeast side.

Proposal #3 was two lots being combined into one of 1.17 acres. This last map was filed for recording purposes only as both lots have the same owner and the map was signed by the Chairman.

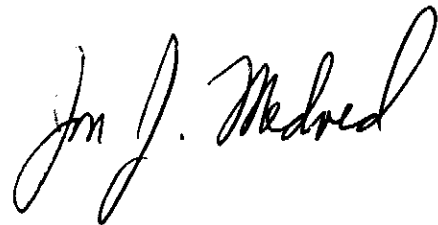
As the proposed subdivisions were very complicated and as the overall map of the area was from 1914, the Board requested a complete map of the remaining lot (as well as the proposed subdivided lots) and a list of all abutters and addresses before pursuing these subdivisions any further.

Mobile Homes

The Planning Board reviewed the State's revised law regarding mobile homes and indicated that it felt our existing Zoning Regulations are in complete compliance with the new law. Consequently, upon motion duly made and seconded, the Board voted to not sponsor an amendment to the Zoning Regulations regarding this subject. As the Board of Selectmen is considering such an amendment, the Planning Board, since it does feel the Regulations are adequate as they stand, strongly felt that the Board of Selectmen should not propose such an amendment until clarification of the law is received from the Attorney General's office.

The next meeting of the Board will be on November 12, 1981, at 7:30 p.m.

Upon motion duly made and seconded, the meeting was adjourned at 10:10 p.m.

A handwritten signature in cursive script, reading "Jim J. Medved". The signature is written in dark ink and is located in the lower right quadrant of the page.