

Tuesday, April 7, 1987

Present: John Jones, Chairman, Rachel Reinstein, Keith Boatright, Board of Selectmen, Hank Cutter, Fire Chief, Bob Varnum, Road Agent, Chris Joseph, Police Chief, Katherine Ring, Zoning Inspector, Anne McGahan, for Costello, Lomasney & deNapoli, Inc., Consulting Engineers and Elizabeth M. Shaw, Secretary.

The meeting was held to gather information on the impact a proposed sub-division at Breezy Point will have on the Town of Antrim.

The proposal is for three sets of buildings with 27 units in all. Each apartment will have two bedrooms with an additional estimated population of 57 people. Previous studies for other towns by the engineers show an increase of 4 school age children in projects of this nature. All present believe this figure to be low.

The market value is expected to be \$125,000 per unit.

Chris Joseph does not believe an increase of 57 people would require additional police officers, but with all the expected and proposed subdivisions the Planning Board has pending, it is possible the police department will have to hire another officer at a estimated cost of \$35,000 to cover salary, uniforms, and retirement. A second cruiser with all connected expenses would also be required.

Hank Cutter voiced his concern over the proposed sub-division. The building material for the project was unknown. There will be a fire lane to get to the back of the buildings with one hydrant proposed. Hank would like to see another dry hydrant which must be deep due to the ice conditions in the winter. Hank would not guarantee adequate fire protection. Since there are times when the lake is low or frozen, he has requested a 100,000 gallon water tank with sprinklers in each building be installed. Hank explained when the first fire call goes out, he is lucky if ten men show up to man the equipment. Mutual Aid is called out many times to aid in fires, but at this time, Antrim does not have a Mutual Aid agreement with Hillsboro. The sprinkler system and water supply would give some protection. The fire equipment would require a turn around where hydrants are. Hank Cutter would like to see that adequate parking away from the buildings was available. When the fire equipment arrives, it is often hard to reach the buildings with the cars parked against the buildings.

Ms McGahan explained there will be a driveway and garage for each unit. This will allow for the parking of two vehicles per unit. Although this is good, how do you get people to park one car in the garage and one in the driveway, not to mention visitor parking? This is a major concern for the fire department.

The old buildings will be removed.

Bob Varnum asked if the Company plans to take over the road. Ms. McGahan believed this was the case. All plowing and upkeep of the road would be the responsibility of the owners.

Although there are no provisions for wood stoves or fire places, what guarantee is there that someone will not install one once they purchase a condo? Hank does not believe Antrim should allow wood stoves or fireplaces in condos and if one is found, it should be taken out. Rachel Reinstein agreed this is a good rule and should be part of the purchase agreement.

Another concern mentioned was the pick up for School children. They would be picked up on the Highway. The cost to educate each child at this time is \$4,000.

Provisions for other home owners on this road must be made. The present owners must be satisfied with any arrangements made as to the responsibility for the road.

The impact on the landfill was unknown.

A traffic impact is being studied and will be made available to the Planning Board.

Lighting of the road and area around the buildings will not be the responsibility of the Town.

While all selectmen were present, as well as the fire chief and road agent a discussion as to the cause of the wash out of Mr. Lakus' driveway was looked into.

It was determined that a beaver dam had let go releasing more water than was the usual.

It was also possible that the excavation on Pleasant St. helped to divert water to this property.

Cutting of trees throughout the area has left nothing to hold back the water.

Both Hank Cutter and Bob Varnum have viewed the culvert while the water was flowing across the road onto Mr. Lakus' property and found the culvert was not full. It was taking the water while water was going across road to driveway causing the damage Mr. Lakus has reported.

Since damage was due to the flooding, it was questioned if the Town could add the repair cost for private property to the estimates for Civil Defense. Private property can not be added to cost.

Bob Varnum pointed out some areas of town did require larger culverts be installed when it was found the present ones did not take the water but the one on West St. was adequate for the flow. It was agreed the problem at Mr. Lakus' was not caused by the culvert.