

**Lyme Planning Board Minutes  
October 13, 2011**

Board Members and Staff Present: David Roby, Chair; John Stadler Vice Chair; Simon Carr Select Board Representative; Vicki Smith Member; Tim Cook Member; Freda Swan Alternate; Ben Kilham Alternate; David Robbins Planning and Zoning Administrator

Board Members Absent: Sam Greene Alternate

Members of the Public Present: Ray Lobdell Carola Lea, Liz Ryan Cole, Charlie Hirschberg, Jonathan Sisson.

Chairman Roby called the meeting to order at 7:01 pm

**Item 1: Acceptance of minutes from September 22<sup>nd</sup> 2011**

Vicki moved to accept the minutes as submitted.

Time seconded the motion

Chairman Roby called for a vote and the motion passed unanimously.

There were several student observers from Hanover High School, Vicki explained to the students the purpose of the meeting and the different parties involved.

**Item 2: Continuation of Loch Lyme Lodge proposed subdivision plan to determine the number of lots available on their property.**

Ray Lobdell presented his preliminary Site-Specific Soil Survey Report to the Board. Agricultural soils are classified according to a system used by the Grafton County Conservation District to identify important agricultural lands relative to the soils ability to produce food, fiber, forage, and seed crops. Each soil is classified in terms of its importance as a nationally important resource, statewide important resource, or locally important resource. All soils were classified under this system.

Ray noted that he had also reviewed the wetland mapping and noted some areas that he felt should be included as wetlands that were not included in CLD's wetlands map. He had worked with Jonathan Sisson from CLD to resolve these differences.

The Board reviewed the soils map and noted differences between the original provided by CLD and the map provided by Ray. Jonathan noted that he had used a state classification system in many areas instead of fitting the soil into the Grafton County Conservation District as used by Ray Lobdell and defined in the Lyme Zoning Ordinance.

Charlie Hirschberg provided the Board with a new lot map and lot calculation tables showing five lots, instead of the original six, based on the new soil and wetlands information.

Due to new soil data and the new lot plans the Board decided to review the new plans individually over the next two weeks.

The Board unanimously voted to continue the hearing to October 27<sup>th</sup>, 2011 at 7:00pm

**Item 3: Master Plan.**

The Board had a short discussion on the status of the edits of the Master Plan. Chairman Roby and the Planning and Zoning Administrator were working on some minor edits as well as putting together new building permit information starting from 1996 to the present. The Planning and Zoning Administrator was also working on new maps for Chapters 2 and 6.

**Item 4: New Business.**

Simon reported to the Board that the CIP committee is nearing the completion of the new CIP. Once the Committee had finalized the plan they would be presenting it to the Planning Board for adoption.

At 9:02pm the Board voted unanimously to adjourn.

Respectfully Submitted  
David A. Robbins  
Lyme Planning and Zoning Administrator.