

TOWN OF LYNDEBOROUGH PLANNING BOARD MINUTES June 18, 2015 Final

7:30 PM Call to Order & Roll Call

Chairperson Bob Rogers, Vice Chair Tom Chrisenton, Selectmen's Rep Mark Schultz, members Steve Brown, Larry Larouche, Bret Mader and Alternate Julie Zebuhr. Member Mike Decubellis and Alternate Paul Best were not present.

ANNOUNCEMENTS:

Requests were made to the ZBA to rehear the Hutchinson application by the Selectmen and the applicant. The meeting was held June 23, 2015.

CONTINUATION:

Darryl Cooper, One lot subdivision, Cooper Lane, Lot 230-20

Tom Carr from Meridian Land Services and Darryl Cooper were present.

The Board reviewed the plans.

Note 11 was added which stated no future subdivision.

Building setbacks will be appropriate for each zoning district as the property is in two districts; Village and Rural Lands 1.

VOTE: Tom Chrisenton made a motion to accept the plan. Mark Schultz seconded the motion. All members voted in favor, motion passed.

VOTE: Larry Larouche made a motion to approve the plan. Bret Mader seconded the motion. All members voted in favor, motion passed.

The plans and mylar were signed by all parties.

NEW BUSINESS:

Lara Provost, Five-lot subdivision on Cram Road in Lyndeborough and Wilton. Tax Map 238, Lots 19, 19-1, 19-2, 19-3, Tax Map B Lots 14-1 through 14-13.

Chad Brandon of Fieldstone LLC sent a letter asking for a continuance to July.

INFORMAL:

Andrew Chawla, Lot Line Adjustment, 110 Crooked S Road

Mr. Chawla wanted to discuss a possible lot line adjustment with abutter Steve Freischlag for .3 acre lot line adjustment. He had a map of his property.

It is possible the soils are 143C, moderate soils. Road frontage was discussed as well as the proper process.

OTHER BUSINESS:

Bio-Solid Ordinance. The topic will be continued.

It was noted that in July a new chairperson is appointed.

VOTE: Tom Chrisenton made motion to reappointed Bob Rogers for one more year as chairperson. Bret Mader seconded the motion. All voted in favor.

VOTE: Bob Rogers made motion to reappointed Tom Chrisenton for one more year as vice chairperson. Steve Brown seconded the motion. All voted in favor.

Review of minutes from May 2015

Amendments are:

“Reference was made to referral of application to ZBA”

“A variance or allow paper road to suffice” was said by Bob Rogers.

The motion on table was voted on unanimously.

A conversation began about the approval of the Hutchinson subdivision was valid and not in question because the plan before the Board met zoning as interpreted by some members.

VOTE: Larry Larouche made motion to accept the May 2015 minutes as amended. Mark Schultz seconded the motion. Steve Brown abstained. Motion passed.

VOTE: Larry Larouche made motion to adjourn at 8:23pm. Mark Schultz seconded the motion. Steve Brown abstained. Motion passed.

Respectfully submitted,
Kathleen Humphreys for the Planning Board