



Minutes

NORTH HAMPTON PLANNING BOARD

Site Walk

Case #05:20 – Map/lot 012-048/066-000

144 Mill Road

22 February 2006

These minutes were prepared as a reasonable summary of the essential content of this meeting, not as a transcription.

Present: (1) Phil Wilson, Chair; (2) Shep Kroner, Vice Chair; (3) Craig Salomon, (4) Emily Creighton, Selectman Representative.

Alternates Present: (1) Rich Goeselt.

Absent: (1) Joseph Arena, (2) Laurel Pohl, (3) Ron Todd (Alternate).

In Attendance: Mr. And Mrs. Leonard Saunders, Mr. And Mrs. Richard Skowronski

Noting that Ms. Pohl and Dr. Arena were absent, Mr. Wilson convened the meeting at 4:02 PM. He designated Mr. Goeselt to sit for Dr. Arena, and said that Ms. Pohl had called to say she would be late.

Mr. Wilson asked what parts of the property the Board would like to see.

Mr. Goeselt said that he thought the Board should look at the driveway that would be shared by one of the proposed lots. In particular, he said that there were concerns expressed by the Skowronskis about whether two approaching vehicles could pass each other safely and whether either could safely back up to make room for the other, if necessary.

Mr. Salomon said that the Board should walk the frontage of the lot that would be subdivided, if the application were approved.

The Board, along with the applicants and abutters walked the full length of the frontage along Mill Road. Locations of existing and proposed driveways were noted and the site distances they would have. Mr. Saunders indicated the locations of boundaries of the existing and proposed lots.

The Board then walked the driveway that would be shared with the Skowronskis' lot. The Board noted bends in the driveway, site distances along it, wetlands along it, and locations of possible "turn-outs" to enable vehicles to pass at certain points.

The Board proceeded to the location of the proposed building envelope for the lot that would share the driveway, to the line between the Skowronskis' lot, and then through the wooded area back to the current Saunders's house. The Saunders pointed out the proposed location of the house they plan to build on one of the proposed new lots.

The Board returned to the Saunders's driveway, where the question of how to make the shared driveway workable for both the proposed lot and the Skowronskis. Two points along the

driveway appeared to be suitable for widening to allow turn-outs. Mr. Wilson said that the Board should return to the shared driveway to examine the possibilities.

Ms. Creighton, Mr. Kroner, and Mr. Salomon said that they needed to leave and would not be able to continue the Site Walk.

Mr. Kroner moved, and Mr. Goeselt seconded the motion, to adjourn. The vote was unanimous in favor (5-0).

Mr. Wilson adjourned the meeting at 4:58 PM.

Respectfully Submitted,

Phil Wilson, Chair