

Washington Planning Board  
Meeting – September 6, 2011

0.0 Assembly:

0.1 Members present:

Cook, Crandall, Marshall, Schwartz,

0.2 Alternates present:

Dagesse and Terani

0.3 Members and Alternates Absent: Cole

0.4 Visitors: Peter Mellen and Tim Callendar

Cook called the meeting to order at 6:30pm.

1.0 Minutes: Crandall motioned to approve the August 2, 2011 meeting minutes. Marshall seconded the minutes. All voted in favor. Marshall motioned that the August 3<sup>rd</sup> working meeting be accepted as written. Crandall seconded the motion, all voted in favor. Crandall motioned to have Dagesse sit in for Chute. Marshall seconded the motion. All voted in favor. Chute arrived. Schwartz motioned to have Chute take his seat on the Board. Crandall seconded the motion. All voted in favor.

2.0 Driveway permits:

2.1 Rivist, 1035 Faxon Hill Road, TM 15-49, temporary for logging. Cook informed the board members of the cut and that Thayer has visited and commented that a culvert was not needed the stone wall will be cut and replaced, this is only for a temporary driveway permit. Cook said she had visited the site and did not have any issues with the site. Crandall asked how long the temporary driveway is good for? Schwartz answered 6-months. Terani asked is there a code to how the temporary driveway is created and how it is put back in its original condition? Marshall said that Thayer is very conscientious in checking the temporary driveways and the logging operations that are going on in town. Chute motioned to approve the driveway permit. Schwartz seconded the motion. All voted in

favor.

### 3.0 Mergers

3.1 Town of Washington, Presidential Drive, TM 14-331 and 15-125, Marshall motioned to approve the merger as presented. Schwartz seconded the motion. All voted in favor.

### 4.0 Old Business:

4.1 Tim Callender, Annexation, Millen Pond Rd, TM11-011, annexing 15,405 sq ft to Brockway, TM 15-114, continued from last month. Peter Mellen presented the map of the new site plan to review the right-of-way issue that had been brought before the board at the August meeting. The new site plan showed the right-of-way of 8-feet across the original lot 15-114. Mellen said that the other change is the description of the existing easement over the O'Malley property, this issue was brought up by Cook at the last meeting, she was correct in questioning the fact that O'Malley has interest in the easement. Mellen explained the chronology of the easement deed. O'Malley granted an easement deed to Donald and Mary Callendar Trust of 12-feet in width, Callendar then has created an easement deed to Brockway. Crandall asked how could Callendar give an easement to Brockway from an easement that was given to Callendar. Mellen explained that the deed gives them the right to further grant the easement to anyone they assign it to. Cook said that there are two easement deeds with the same dates, that were registered at the Sullivan County Registry of Deeds, and which deed supercedes the other? Mellen explained that the easements are for two different things. Terani asked if the 12-foot easement be shown on the new site plan? Mellen explained to Terani how it is

distinguished on the site plan but the width is not marked. Marshall motioned to approve the annexation as presented. Crandall seconded the motion. All voted in favor subject to receiving the mylar copies, which Mellen said were not available at the meeting. Cook will sign the mylars with the date of approval as September 6, 2011, when they are received.

4.2 Sign permit ordinance, discussion. Chute asked if anyone has asked Thayer for his comments. Schwartz will talk to Thayer about the newest version of the sign ordinance and get his comments. The Board members reviewed the current handout and made revisions. Schwartz will send out a revised version to members. Final review will occur at the next meeting.

4.3 CIP 2012, look over returned CIP request forms, the board will review and Dagesse will set up a meeting for Department Heads on September 21<sup>st</sup> at 10am.

4.4 Cell Tower, John Lawrence, Centerline Communications LLC. Schwartz said that John Lawrence sent the Selectmen an email and the Selectmen responded and invited him to the Planning Board meeting tonight.

4.5 Subdivision regulations update, reminder working meeting, Sept. 12 at 10AM. Schwartz will send members a copy of the latest version to review before the meeting.

## 5.0 New Business:

5.1 Jean Kluk, alternate member. Crandall motioned that

Kluk be voted as an alternate member of the Planning Board.  
Marshall seconded the motion. All voted in favor.

5.2 Storm water issue and letter- The members reviewed the draft letter. Chute motioned to send the letter to the Board of Selectmen. Crandall seconded the motion. All voted in favor.

6.0 Communications:

6.1 Notice of intent to cut, Iadonisi, Halfmoon Pond Road, TM 8-4- Filed

6.2 Notice of intent to cut, Rivest, 1035 Faxon Hill Road, TM15-49- Filed

6.3 Notice of intent to cut, Maloney, Faxon Hill Road, TM15-59- Filed

6.4 Notice of intent to cut, Niven, Smith Pond Rd., TM 17-15- filed

6.5 Notice of intent to cut, Van Hertel, Farnsworth Hill Rd., TM 11-80- Filed

6.6 CIP forms from Assessors, Rescue, Conservation Commission, Library Trustees, Health Officer, Town Clerk, Selectmen, Parks and Rec, Tax Collector, Police, Welfare- See 4.3

6.7 Copy of Shoreland permit, MP-NH LLC, Millen Pond Road, TM 11-57- filed

6.8 Email from John Lawrence, Centerline Communications LLC, inquiring whether the town is still interested in leasing land at the DPW for a cell tower. - Filed

6.9 Copy of lease agreement from Centerline Communications- Filed

7.0 Meeting date for next Planning Board meeting, October 4, 2011, at 6:30PM

8.0 Adjournment: Time 9:15PM  
By: Chute, seconded by Schwartz

Respectfully submitted,  
Michelle Dagesse