

LYMAN PLANNING BOARD MINUTES

November 1, 2017

Call to Order: Chairman Tom Messner called the meeting to order at 6:00 pm.

Roll Call:

Members - Tom Messner, ex-officio Bruce Beane

Absent - Roberta Aldrich, Les Poore, Rosemary Colombi

Alternates - Michael Belanger, Donna Clark

Chairman Messner seated Michael Belanger for Les Poore and seated Donna Clark for Rosemary Colombi.

Meeting Minutes:

The minutes for the October 4, 2017 meeting were reviewed. Bruce Beane motioned to approve the minutes as written, 2nd by Michael Belanger, all voted in favor.

Correspondence:

Former North Country Council planner Tara Bamford is now offering services as an independent planning consultant.

Public Matters:

The Planning Board received a Lot Merger Request application from Raymond Doubleday and Sarah Leavitt-Doubleday to combine Map 216 Lots 131 and 132 on Tinkerville Rd. The vacant lot is too wet to build on and merging the two lots will also make the parcel conform to zoning minimums for acreage and road frontage for future construction of accessory buildings. The application, map and deeds were reviewed. After a brief discussion, Michael Belanger motioned to approve the merger per the application and map submitted, 2nd by Bruce Beane, all voted in favor. The document was signed and will be forwarded to the registry for recording.

Surveyor Tom Smith presented a preliminary plan for a Minor Lot Line Adjustment for the Gerard Landry & Nancy Landry Revocable Trust and Michael Jr & Laurie Woolson for properties located at 15 & 19 Dodge Pond Rd, Map 216 Lots 002 & 003, containing approximately 6 acres. The plan will transfer .13 acres, including 50+ ft of road frontage, from the Woolsons to the Landrys, leaving adequate road frontage and acreage on the Woolson lot to meet town and state minimum requirements. There were no major concerns noted. The completed application, plan and fees will be submitted to the Planning Board next week. The plan will be sent to consultant Neal Brodien for review and the required public meeting will be noticed for Dec 6, 2017.

Old Business:

Surveyor Tom Smith was asked to stay to offer input regarding the status of Trevena Rd and the possibility of totally discontinuing it through a warrant article at the March 2018 Town Meeting. Various maps, plans, deeds and old warrant articles pertaining to the road were reviewed. The Planning Board believes the road remains a Class 6 unmaintained town road, as previous warrant articles only show it discontinued or

thrown up subject to gates and bars. Attempts to totally discontinue portions of it were not successful in the past. Tom's family owns land along the portion of Trevena Rd that is maintained as a private road, and does not believe any of the abutters will be against such a proposal. If time allows, he may reach out to some of them at report back to the Board.

The Board was updated on a recent discussion Tom Messner and Bruce Beane had with NH DRA Gravel Appraiser Mary-Pinkham Langer regarding new information learned during last month's meeting with Rob Brooks. She will revisit the excavation site Nov 3rd at 9:30 pm with Tom, Bruce and Michael Belanger. Mr. Brooks has been contacted and this gathering will be noticed as a Planning Board meeting.

New Business:

An order was placed through North Country Council for 2017-2018 NH Planning and Land Use Regulation Books for all members and alternates.

Chairman Messner unseated Michael Belanger and Donna Clark.

The next regular Planning Board meeting is scheduled for Dec 6, 2017 at 6:00 pm.

Adjourn: Bruce Beane motioned to adjourn the meeting at 7:50 pm, 2nd by Michael Belanger, all voted in favor.

Approved Date: _____

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