

LYMAN PLANNING BOARD MINUTES

October 3, 2018

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

Roll Call:

Members – Tom Messner, Michael Belanger, Roberta Aldrich

Absent – ex-officio Bruce Beane, Rosemary Colombi

Alternates – Donna Clark

Chairman Messner seated alternate Donna Clark in place of Rosemary Colombi.

Meeting Minutes:

The minutes for the September 5, 2018 regular meeting were reviewed. Michael Belanger motioned to approve the minutes as written, 2nd by Roberta Aldrich, all voted in favor.

Correspondence:

NH Town and City September/October 2018

A discussion on an article that addresses the addition of RSA 674:33 (termination of unexercised variances and special exceptions) and RSA 431:4-d in HB 1233 (regulation of seeds and fertilizer) was started. This will be continued at the November meeting after additional research is completed.

Public Meeting for Robert & Christine Meserve AND Robert G Meserve Trust for a Minor Lot Line Adjustment:

The Board received an application from Robert G Meserve Trust and Robert & Christine Meserve for a Minor Lot Line Adjustment for properties located at 222 Skinny Ridge Rd., Map 211 Lot 023 & Map 215 Lot 021 containing approximately 167.08 acres. The applicants were represented by surveyor Mark Vander-Hayden. There were no abutters in attendance.

Chairman Messner announced he was opening a Public Meeting at 6:30 pm on the above Minor Lot Line Adjustment application and that the meeting was properly noticed in the newspaper, at the Town Hall, and on the Town website, and that letters were sent to all of the abutters and payment in full has been received. There were no abutters in attendance. It was noted that Planning Board consultant Neal Brodien reviewed the plan prior to the meeting and indicated a few minor technical issues that needed attention. After the Board reviewed the documents presented, Donna Clark motioned to accept the application as complete, 2nd by Michael Belanger, all voted in favor.

Mr. Vander-Hayden addressed the Board and pointed out that all of the items noted by consultant Neal Brodien had been addressed. He explained that Mr. Meserve would be transferring 3.55 acres from Map 215 Lot 021 to Map 211 Lot 023. This Minor Lot Line Adjustment will decrease Map 215 Lot 021 from 149.09 acres to 145.54 acres and increase Map 211 Lot 023 from 17.99 acres to 21.54 acres.

A review of the plan against the checklist showed everything to be in order. After some discussion amongst Board members, Roberta Aldrich motioned to approve the plan as presented, 2nd by Michael Belanger, all voted in favor. The Mylar and five paper copies of the plat were signed. The Mylar will be recorded at the Registry of Deeds. Chairman Messner closed the public meeting at 6:55 PM.

Old Business:

Michael Belanger will attend the upcoming Lisbon Solar Array meeting and report back. The planning board is taking interest in this matter so that they can better understand the process should a similar issue ever arise in Lyman.

Donna Clark updated the board on Mr. Nelson's driveway permit on Hurd Hill Rd. Road agent Tom Smith has spoken with the applicant's brother again. The landing that would be needed to comply with the driveway permit will not be possible to complete at this time so they will no longer use the driveway. He may try to relocate the driveway or make the necessary changes in the spring of 2019.

The Selectmen and Planning Board have discussed Smith Rd. further and additional research on the history and classification of this road dating back to 1918 has been done. A meeting with Bo Presby and a review of all of the town's discontinued roads confirmed that the Smith Rd. did not match any of the descriptions for such roads. After researching available Town records and discussing the matter with people knowledgeable about the situation, the Planning Board is confident in confirming that the Smith Rd. is a Class 6 road based on the length of time that this road has remained unmaintained. Donna Clark motioned to confirm the Class 6 designation of the Smith Rd., 2nd by Roberta Aldrich, all voted in favor.

The logger, Ben Peters, who had previously expressed interest in using this road to access a timber cut on a property in Bath has decided against using this road to avoid potential conflict with residents on the road.

Excavation regulations and forms were reviewed and revisions were made to the draft based on recommendations from Mary Pinkham-Langer. Additional changes will be made at November's meeting. If approved a public hearing will be noticed amending the current Subdivision regulations to include newly developed excavation regulations.

New Business:

None

Next Regular Meeting Date: November 7, 2018

Donna Clark was unseated.

Adjourn:

Michael Belanger motioned to adjourn the meeting at 8:10 pm, 2nd by Roberta Aldrich, all voted in favor.

Approved Date: _____
