



Canaan Planning Board
Meeting of August 13, 2015
Mascoma Senior Center
Approved Minutes

Call to Order

7:00 John Bergeron opened the meeting.

Members Present: John Bergeron, Barbara Dolyak, David McAlister, Kathi Meyerson, Carol Ann Morrison, Arnold Song and Chuck Townsend. Alternate Chris Wadsworth was also present.

Others Attending: Tim Lewis, Elaine Morrison, Mike Samson, Mike Young, Jim Swainamer, David Zani and David Skewes

Minutes Review

Chuck Townsend read the minutes of the July 23, 2015 meeting. David McAlister moved acceptance as read and Carol Ann Morrison seconded the motion. It was passed.

Correspondence

NH DES Wetlands Permit Application for permit to cross a wetland for informational purposes.

Public Hearing for Subdivision of Michael Young/Annie LaBrecque Property

The board reviewed the completeness of the application of the Map 4 Lot 24A property on Kilton Road. David McAlister moved that we find the application complete for opening the hearing.

7:15 John Bergeron opened the public hearing. Neither the owner nor a representative was present to present the application. There were questions about wetlands permits and about the status of the road. Carol Ann moved to continue the hearing until August 27 at 7:15. Kathi Meyerson seconded the motion and it was approved.

Public Hearing on Subdivision of Michelle Lewis Property off Fernwood Farm Road

The board reviewed the completeness of the application of Michelle Lewis' Map 9 Lot 11 property. Chuck Townsend moved that the application be found sufficiently complete for a subdivision hearing. Kathi Meyerson seconded the motion and it was approved.

7:40 John Bergeron opened the hearing. Tim Lewis, representing Michelle Lewis, presented the project. There was discussion of the number of dwellings on each proposed lot, which of those were mobile homes, and of the existence of new construction not shown. Barbara Dolyak moved that the hearing be continued until August 27 at 7:30, with discussion to be continued provided that the plat is improved to show the well radii, labels for each mobile home and each other building and the location of new construction. David McAlister seconded the motion and it was passed. Mike Samson suggested that the board's approval be contingent on there being state approval for sufficient septic capacity on each lot for the number of dwellings proposed on the lot.

Final Plat Approval for DUV Shuttleworth Farms Subdivision

CLD Consulting Engineers has requested that the board approve DUV Enterprises subdivision showing the additional Hawk Lane lots, which were conditionally approved in the board's 2013 subdivision approval, and conditional approval was noted on the 2013 plat. The new lots are Map 12 Lot 44-10-1 through Lot 44-10-6 on Hawk Lane and final approval was conditioned on Hawk Lane completion and certification by CLD Engineers. John Bergeron moved that the board approve the Mylar and Carol Ann Morrison seconded the motion. The board approved the motion and John Bergeron signed the Mylar.

Other business

Hersey Acres LLC through his engineer, Scott Hazelton, sent the board an excavation tax form PA-38, hoping that was all he needed to do before beginning the excavation. John Bergeron discussed his letter in response to asking for additional information, including an alteration of terrain permit and town excavation permit.

Adjournment

9:10 Kathi Meyerson moved adjournment with a second from David McAllister. The motion was approved.

Respectfully submitted
Chuck Townsend, Vice Chair