



Canaan Planning Board
Meeting of August 25, 2016
Mascoma Senior Center
Minutes

Call to Order

7:05 John Bergeron called the meeting to order.

Members Present: Members John Bergeron, Barbara Dolyak, David McAlister, Chuck Townsend and Chris Wadsworth were present. John Bergeron appointed alternate member Claude Lemoi to substitute for Arnold Song.

Others Attending: Chris and Lara Maville, Wendy and Don Campbell, William David Jones and Erik Follensbee

Minutes Review

Chuck Townsend read the minutes of the Aug 11, 2016 meeting. Claude Lemoi moved and Arnold Song seconded the motion to approve the minutes with a correction. The motion was passed.

Hearing for Minor Subdivision of Property of William Amaral and Lynne Murray

The board reviewed the Minor Subdivision Checklist. Claude Lemoi and David McAlister seconded a motion to find the application complete for public hearing. The Board voted and found it complete for public hearing.

7:15 John Bergeron opened the public hearing. The subdivision would create two lots, Map 15A Lot 119 (0.27 acres) and Map 15A Lot 119-1 (0.22 acres). Lara Maville read a statement disapproving of construction of an apartment building on such a small lot. Abutter concerns included concerns about the drainage, the appropriateness of construction on the land which was filled wetland, and the limitations of the power of the planning board. The board responded to questions, pointing out the limits of its powers and the absence of the applicants, who had requested a continuation of the hearing. Chuck Townsend moved that we continue the hearing until September 8 at 7:15 at the Mascoma Senior Center. After a second from David McAllister the motion was approved.

Discussion of Canaan Master Plan

The board reviewed and made suggestions for the Mascoma Community Healthcare section as prepared by Barbara Dolyak. After making a few suggestions the board discussed the chapter of the plan in which it would best fit.

Chuck Townsend distributed copies of a draft Energy and Public Utilities section, and the board reviewed and made suggestions for it, including requesting additional information on public utilities

Adjournment

8:50 Claude Lemoi moved adjournment with a second from David McAlister. The board approved of this motion.

Respectfully submitted

Chuck Townsend, Vice Chair