



Canaan Planning Board
Meeting of December 12, 2019
Mascoma Senior Center
Minutes

Call to Order:

6:00 John Bergeron called the meeting to order.

Members Present:

John Bergeron, Claude Lemoi, David McAlister, Charles Townsend, Andy Van Abs, and Chris Wadsworth. John Bergeron appointed alternate Richard Clancy to vote in place of Mary Ledoux.

Others Attending:

Scott Sanborn, Martha and Richard Pusey

Minutes Review:

Chuck Townsend read the minutes from the November 14, 2019 meeting. Claude Lemoi moved acceptance of the minutes with corrections. Andy Van Abs seconded the motion and the minutes were approved.

Correspondence review

No new correspondence

Public Hearing 2 lot subdivision for Gary Searles and Traci Clough.

John Bergeron read the introductory letter from Scott Sanborn and the application checklist. David McAlister moved that the board find the application complete for opening a hearing. Richard Clancy provided the second and it was approved.

The proposal is for the subdivision of the Map 17 Lot 58-2 property at 23 Canaan Street. Engineer Scott Sanborn described the proposal to divide the property so that the rear part of the property would be a separate lot with a 50-foot wide driveway along the south side of the front property. The board discussed the application and building process with Martha and Richard Pusey. John Bergeron closed the public hearing at 6:34.

Chuck Townsend moved that the board accept the application as presented. David McAlister seconded the motion and it was passed.

Discussion of missing minutes from early 2019:

Chuck Townsend reported that approved minutes from Feb 28, Mar 28, Jun 13 and Sep 12, 2019, had been sent to the Town offices for upload to the Town website.

Chuck Townsend read the minutes of the May 23, 2019 meeting, for which there was no record of previous approval. David McAlister moved acceptance of the minutes. Andy Van Abs seconded the motion and it was approved. Chuck Townsend will prepare a pdf copy to be sent to Cathy Stark for mounting on the town website.

Proposal for Bridge on the Driveway at 232 Potato Road

John Bergeron reported more about the Bill Amaral plan for construction of a 20' 44-ton bridge over Moose Brook on the driveway to the proposed dwelling at 232 Potato Road.

National Flood Insurance Program changes

The board discussed the materials listed by John Bergeron as relevant to planning for properties in flood plain areas.

Excavation permit letters

John Bergeron will prepare the excavation permit letters that we have discussed in prior meetings.

Adjournment:

7:00 Andy Van Abs moved the adjournment of the meeting. David McAlister provided the second and the motion was approved.

Respectfully submitted:

Chuck Townsend, Secretary