

RUMNEY PLANNING BOARD MEETING

March 29, 2011

The meeting was called to order at 7:05 pm by Tom Grabiek, Chairman

Present were, Tom Grabiek, Kathy Wallace, Carl Spring, and Cheryl Lewis Selectmens liason.

1. The minutes of the February 22, 2011 meeting were approved with corrections. The minutes of the March 1, 2011 meeting were approved as written.

2. A letter to New Hampshire DOT regarding the Route 25, W. Rumney project was reviewed. This letter made reference to the W. Rumney cemetery and the fire department water source as areas for protection during their road upgrade project.

3. USFS parking area, Buffalo Road – Pictures were shown the members of a flooding situation on March 7th and 8th both at the proposed entrance and from the parking area. An e-mail had been sent by J. Mulherin, selectman, to the Forest Service stating these issues must be dealt with when weather allows.

4. Brian Felice – Tax Map #16-1-15 and #16-2-7 – 502 Groton Hollow Rd. Brian approached the Board regarding projects he plans on doing on his property. He plans to build a cabin or erect a yurt on his property for use as an office for a home based business. There would be no water or septic. He also proposed building a car port on #16-2-7 which borders on Clark Brook. This would provide covered storage for his work trailers, would be 65' from the brook and would not be a gas/oil spillage problem. As any future change of ownership would mistake this usage for vehicle storage, an agreed condition of use will be attached to the deed. A driveway permit is required and he will submit that at a later date.

5. Eric Anderson – Tax Map#4-1-10 – 1717 Stinson Lake Road. Eric spoke to be Board regarding opening a Bed and Breakfast in his home utilizing 2 rooms to start and may increase to 3 rooms in the future. This would be summer seasonal only as access would be difficult during the winter months. There are two driveways to the property (two separate lots) and one would be used for guests and the other for family parking. The Board asked he provide proof of septic suitable for this use. He has no septic design plans or NH DES approval at this time. It was suggested he contact DES to inquire if they have anything on file (system put in about 1970) and if not, to have a septic designer inspect the system. The NH Dept of Revenue must be contacted as well as the Rumney Fire Dept. for safety issues and fire code. They hope to be open Memorial Day 2012.

6. Bry Harv Properties LLC subdivision was discussed. The State of NH suspended and dissolved the company in September 2010. A legal inquiry as to the effect this has on the subdivision has been made. This subdivision will be on hold until an answer is received and this matter is resolved.

7. C. Lewis stated the recent current use meeting updated the regulations on usage of property placed in current use. The “no hunting” posting on property within the recreation category was the biggest problem at the present time, as posting is not allowed.

8. T. Grabiek spoke with Phil Bodwell of CNP, town assessors, regarding how they dealt with yurts. They only assess the platform the yurt is placed on. He will follow-up with the assessing company and ask how a yurt would be assessed if it is indeed a dwelling.

The meeting adjourned at 9:10 pm

Diana Kindell

Clerk