

TOWN OF RUMNEY
PLANNING BOARD MEETING
MINUTES

SEPTEMBER 24, 2013

The meeting was called to order at 7:05 pm by Kathy Wallace, Chairman.

Present were Dan Kimble, Kathy Wallace, Rob Arey, David Coursey, Brian Flynn, Jerry Thibodeau and David Saad alternate sitting as Carl Spring.

The minutes of the August 27, 2013 meeting were approved as written. Rob Arey made a comment regarding Carl Spring's excavation comment that Polar Caves had received special consideration during the last blast. He stated he has no connection to the pit or the blasting company. His inspection saw no change in the status of the buffer zone from the previous inspections – it has never been an issue, so why now? There is no reason for him to recuse from doing the inspections.

The minutes of the September 9, 2013 work meeting were approved.

BUCK Tax Map #13-8-26 Kevin French, surveyor, presented the plan for a boundary line adjustment between the two properties. This adjustment creates two 50' x 100' lots. He stated the lot size was predetermined in 1929 of 50' lot sizes. A septic easement onto the adjoining lot was questioned and it was stated this existing septic system will remain in effect for the "association building" (formerly a garage) and the easement noted on the plat will also be included in the deed. Dan K. made a motion to accept the application, seconded by Jerry T. As there was no further discussion, Dan made a motion to approve the application and Jerry seconded. All voted in favor.

TAX MAP #13-4-1 The Board had been questioned on the driveway at this location. The lot is on a state road and a NH DOT driveway permit has been issued. However, no buffer for drainage or snow removal has been left between this driveway and the abutter's property. Are the town regulations requiring a buffer enforceable in this situation? Clarification is necessary and the Clerk will submit a question regarding this to NHMA/LGC.

Stephen Vanasse: Mr. Vanasse came before the Board with questions on two properties for sale on School Street. He was under the impression the two lots – on opposite sides of School Street were actually one lot for sale. He wishes to move a business into town and felt one of the lots would provide access to Rte 25. It was explained the two lots were separate, with different owners and the Rte. 25 access would be impossible to obtain from the state, unless it had been built in to their plans when the road was built. He will look further for other properties.

Mongeon 2571 Stinson Lake Road: Mr. Mongeon has been before the Board regarding this property. His request at this time is to build an attached garage to the house, remove the existing apartment from the house and have a small apartment above the garage. State RSA's will be reviewed as our present subdivision regulations are being updated with many changes affecting second dwelling units.

MRI Inspection: Jerry T. and David S. recused themselves from this matter. The members reviewed the inspection done on September 4, 2013 at 45 Wheeler Lane. The report showed improvement in the conditions at the property. Dave C. stated he had just spoken with the owner and the septic pumping

has been done – needs to turn the receipt in to the town. They further discussed burning of materials during the winter months. Ken Knowlton (MRI) further addressed the issue of legal compliance and suggested sending the town attorney the information on this case. The Board requested we delay that step until we are further along with the subdivision regulation changes. It will be reviewed again after the first of the year. Jerry T. and David S. rejoined the meeting.

A work meeting is scheduled for October 8th or 15th – inviting Tara Bamford, NCC in again to assist and answer questions remaining from her previous meeting.

The meeting adjourned at 8:40 pm.

Respectfully submitted

Diana Kindell

Clerk