

TOWN OF LISBON, NEW HAMPSHIRE

Incorporated 1763

PLANNING BOARD

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PLANNING BOARD MEETING

4/16/2015

Present: Robert Adams (RA) Steven Morrison (SM) Stephen Knox (SK) Rosalind Paige (RP)

Suze Tavernier Minutes

RA opened meeting

RP motion to approve minutes, SK 2nd so vote all

LOT LINE ADJUSTMENT HEARING :

RFM Enterprises, Richard Martens (RM) and Matt Tellier (MT)

RA reviewed application

MT explained purposed lot line, both properties owned by one owner, Mr. Martens

Board reviewed plan and where house is located,

RM Used new pin in woods, that's what we went by.

RP Built house incorrectly. RP asked where septic located

RM Pointed out where septic is located and where well is located. And stated no negative impact on other lot

RP No negative impact because you owned both lots, if a different owner would be a different thing

SK question I had, was does it affect road frontage and it doesn't look like it

RP asked about lot width

Board looked up regulations regarding irregular shapes and reviewed

There was a discussion regarding survey and building permits and how house was allowed to be built where it is.

RP how do we make sure this doesn't happen again.

SK We are in the process of revisiting the regulations, and the town issued permits.

RA asked if any other questions

SK can you prove ownership?

RM I paid the taxes

SK LLC other owner, the reason I ask is last time you came in the names of owners didn't match plan

RM What happened last time, I thought it was done, paid for Mylar, thought it was done

RA No, you never came back with the proper owners on plan

SK You needed to be owner of the property

RA We told you then you needed to come back because the name was not owner, the

ownership was wrong. We gave the plan back to you and told you had to change name, you never came back in

RA Reviewed Checklist

SK Don't see septic listed

RP Aren't septic systems to be on plan?

SK According to our lot line review

RP-Does this street have a name?

RM Serenity Lane

RA Two items from check list are missing. Septic and Road Names

RP Could they be added

SK He will need an updated plan, can we approve without?

RA Can, up to the Board discretion

SK Think it should be approved, but

RP Could put conditions with updated Mylar to include septic, and road name

SK Still give approval for closing

RP Can we approve with Mylar with a revisit within 15 days?

RA And if he doesn't follow through?

SK What is our options?

RA Whatever conditions the Board puts on

SK Change to be recorded in a set time frame

RA And if everything not done null and void, Have revised by next meeting?

RM I can do that

SK May 21st

SK Motion to approve with conditions, of updated Mylar, showing septic existing and proposed, wells existing and well radius, street name, updated tax map ID and adding N-F to lot 7-2 and Lot 7-3 and has to be presented to Planning Board on May 21st 2015. The Existing Mylar may be filed to facilitate closing on lot 7-3 only RA 2nd so voted all

SK for the record not really comfortable

RA We usually don't do this, normally would give Mylar back and tell you to come back, like we did three years ago

RP Can closing be postponed?

MT It has been postponed already and is a drain on everybody, I put my neck on line everything you are asking for will be done, I will see to it personally

GENERAL PUBLIC

Tom Smith came in to ask the Planning Board about a possible subdivision on a class 6 road. There was a discussion about a release from liability form that needs to be recorded to have building permit issued. TS would talk with his client and get back to Board.

Board had a brief discussion about the zoning regulations and the need to review.
SK Made motion to adjourn SM 2nd so voted all