

**TOWN OF CHESTERFIELD, NH  
PLANNING BOARD**

**Monday, August 19, 2013**

**Present:** James Corliss, Rolland Vollbehr, John Koopmann, Jon McKeon, and Susan Lawson-Kelleher (7:40).

Vice Chairman James Corliss explained that there was not a quorum for the meeting. He advised the conceptual consultation scheduled for an appointment that they could precede with the conceptual consultation as they are non-binding on either party or he could come to the next scheduled meeting.

Tim Sampson noted that they would go forward with the conceptual consultation.

**Tim Sampson** – First Universalist Church of W. Chesterfield – Conceptual consultation no minutes taken as conceptual consultations are non-binding on either party.

**Call to Order**

With the addition of Susan Lawson-Kelleher, Vice-Chairman Corliss called the meeting to order at 7:54 PM

**Review of the Minutes**

The board reviewed the minutes of August 5, 2013

*Jon motioned to accept the minutes from August 5, 2013 as presented, Koopmann seconded the motion which passed unanimously.*

**Appointments**

**Douglas M. Wrobel** – This is a continuation of an application for a Minor Subdivision review for property located at Glebe Road, Spofford NH (Map 7, Block D, Parcel 8) consisting of approximately 85.9 acres in the Residential zone.

John Koopmann noted that he would need to recuse himself from the discussion of the application if there was to be any discussion as to the detail of the proposal or changes as he is an abutter.

Corliss noted that at the last meeting, the applicant indicated that they would be going before the Zoning Board of adjustment to seek a variance from the acreage requirement. David Mann noted that the applicant has elected not to go before the Zoning Board of adjustment and will make the lot bigger in order to conform to the necessary regulations.

Due to the fact that there are would not be enough members present to discuss the application, David Mann provided the board with a request for an extension to the September 16, 2013 meeting.

*Susan Lawson-Kelleher moves to continue the hearing to the September 16, 2013 meeting at the Town Offices at 7:30 PM. McKeon second the motion which passed unanimously.*

**Items for Discussion**

**PSNH** –

The board reviewed a letter from PSNH. They are planning on trimming trees in the town. Gulf Road has been designated a scenic road and therefore will require a public hearing prior to any cutting. The letter requests the board to schedule the necessary public hearing.

*Lawson-Kelleher moves to schedule the public hearing for tree trimming on scenic Gulf Road on September 16, 2013 at 7:30 at the Town office building.*

The board asks Lachenal to put notice in two papers, instruct PSNH to flag the trees they are planning to remove and any significant trimming, and remind PSNH that no work can be performed prior to planning board approval. Lachenal will speak with PSNH about reimbursement for the cost to advertise for the hearing.

**Items for Information**

**Other Business**

Koopmann noted that he is concerned with the lack of erosion containment located on the Donahue property on Route 63. McKeon noted that if there has been disturbance, they are required to have erosion containment in place.

Higher design bill – Lachenal noted that the board has received the bill from Higher Design’s second look at the Pierre Saba plans. The Town has already paid the bill and received reimbursement from Saba.

**Zoning board**

Corliss noted that the Zoning Board found that Robert Del Sesto had no standing to appeal the decision made by the Planning Board in the Paul Saba application.

Robert Del Sesto noted that the board did mention that they would have liked to have heard the application for a variance. Corliss noted that a couple of the members of the board indicated that, but not each member.

McKeon noted that it is no longer a non-conforming use, and therefore it needs to comply with all the restrictions that are applicable in the appropriate district.

Lawson-Kelleher noted that if something of this nature comes up again in the future the board should consider a joint meeting with the Zoning Board.

**Ice Fishing on Spofford Lake**

McKeon noted that there will be no Ice Fishing allowed on Spofford Lake for at least one year.

**Items for Signature**

Approved minutes 7/15/13

Approved minutes 8/5/13

**Adjournment**

*Lawson-Kelleher motioned to adjourn the meeting at 9:00 PM, McKeon seconded the motion which passed unanimously.*

The next meeting will be held in the Town Offices at 7:30PM on September 16, 2013

Respectfully Submitted by:

**Patricia Lachenal**  
**Planning Board Secretary**

Approved by:

\_\_\_\_\_  
**Brad Chesley, Chairman**

\_\_\_\_\_  
**Date**