

**Lempster Planning Board
Meeting Minutes
Monday, May 24, 2021
At Lempster Fire Station**

Members present: Mark Adams, Bill Rodeschin, Kirt Wirkkala, David Richards, Everett Thurber (ex-officio)

Others Present: Paul Pare', Kelly Caron, Paul Maidment, David Maidment

Meeting called to order at 7:33 pm by Mark Adams

Continuation of Dodge Pond Village

Paul Pare' presented the latest revision of the draft development agreement. Mr. Pare' read the agreement through and noted changes from previous revision.

Camp Kirkham Corporation will be receiving Camp Kirkham Rd and the land from the road to Dodge Pond as a gift. Paul and David Maidment spoke on behalf of the camp and confirmed that this agreement was made.

Discussion was held on when and what was to be bonded. The board and the developer agreed that the bond was to be in place at the beginning of step 2 development. The performance bond shall cover installation and testing of the fire cistern and also completion of the road to finished standards.

There is to be an engineer certification of the road construction provided to the town. This may be done by observation of construction or by sampling. The board will accept a report from a certified engineer hired by the developer.

Mr. Pare' addressed the lengthening of the road by a few hundred feet. The developer is planning to remove the current cul-de-sac when the next one is completed. David Richards questioned the length of the road to the cul-de-sac as pertaining to NFPA 1141 5.2.17.3 addressing dead end roads. This standard requires a turnaround at a maximum of 1200 feet. Since the cul-de-sac will no longer be at 1200 feet from the main road, an intermediate turn around would be required. The board will seek input from the Fire Chief and Fire Marshall's office regarding this item.

Adjournment

Motion made by Bill Rodeschin and seconded by Kirt Wirkkala to adjourn the meeting. All were in favor.
Meeting was adjourned at 9:18 pm.

Respectfully Submitted,
David Richards, Secretary