

**Lempster Planning Board
Meeting Minutes
Monday, October 11, 2021
At Lempster Town Office**

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

Others Present: Phil Tirrell, Scott Goodspeed, Tom Dombroski, Van Son, Elizabeth Nim, Pat McCabe, Barbara Skuly

Meeting called to order at 7:01 pm by Chairman Mark Adams.

Review of draft minutes

Minutes of 9/13/21 meeting were accepted with no changes.

New Business

Chairman Adams started new business while waiting on time for scheduled public hearings.

Lot merger application from Phillip Tirrell for Map 241, Lot 022 and Map 241, Lot 033. Phil Tirrell addressed the board and identified this merger as necessary to provide sufficient space needed for improvements to the septic system. Merger application was signed.

Public Hearing for Subdivision 7:16 pm

Van Son, owner and Tom Dombroski, surveyor presented plans for subdivision of Map 227, Lot 023-1.

Application was reviewed and accepted as complete.

Abutters hearing open at 7:26 pm with no abutters present.

Abutters hearing closed at 7:30 pm.

Motion made by Bill Rodeschin and second by Kirt Wirkkala to approve subdivision. All were in favor.

Public Hearing for Subdivision 7:50 pm

Tom Dombroski, Surveyor as agent presented for Stephen Nagy, owner plans for subdivision of Map 223, Lot 24. Application was reviewed and accepted as complete.

Abutters hearing opened at 8:03 pm with Pat McCabe present as an abutter. Ms. McCabe stated that she was in favor of this proceeding. Everett Thurber stated that the Town of Lempster has no objection as an abutter.

Abutters hearing closed at 8:10 pm.

Errors were noted on the plan. Map 223, Lot 32 listed owner as Veronica Valley in one location and Sheena Reed & Joshua Ruel in another location. The address listed for Reed & Ruel on the plan was determined to be incorrect as it differed from the address on the abutters list.

Motion made by Kirt Wirkkala and second by Bill Rodeschin to approve the subdivision with the condition of the correction on the plan. The correct abutter is Sheena Reed and Joshua Ruel of 52 Lockhaven Road, Enfield, NH 03748. All were in favor.

New Business Continued

Barbara Skuly of the Ashuelot River Local Advisory Committee presented the Ashuelot River corridor management plan. The ARLAC is working on updating the plan and was seeking information on any changes that would relate to the plan since 2006. It was requested that during the update of the master plan, the board include this corridor management plan. The board reviewed the maps presented and did not find any significant changes. Phil Tirrell was going to have Conservation Commission also review the updates.

David Richards presented to the board the increase in postal costs. The fee schedule will be updated to reflect the increases.

Budget for 2022 will remain the same as long as there is no major increase from UVLSPC.

The Planning Board will be seeking the Professional Assistance Contingency CIP again this year.

Old Business

Excavation permit renewal for Keith and Della Fulton was reviewed and signed by the board.

Discussed the driveway permit for Scott Meader on Long Pond Rd. After discussion with the highway supervisor, there were two clarifications added to the permit. The culvert would be required if the run off was altered by the driveway construction. Also, this is a permit to relocate the driveway and the existing driveway must be discontinued.

Correspondence

Letters from NHDES regarding Eric Pollari on Route 10. Violations were found for shoreland silt containment and lack of AoT permit. Shoreland silt fence was installed and AoT permit was completed.

NHDOT sent a copy of amended permit for repairing the Route 10 bridge over Giles Brook.

Email was received from the American Tiny House Association requesting the board seek their assistance when creating a tiny house ordinance. It was determined that such an ordinance would fall under zoning and would not apply at this time.

Mark Adams informed the board that he received an email from Jim Grenier regarding the consideration of electric vehicle chargers on the Route 10 corridor. There will be a development meeting in the future and the board is welcome to send a representative.

Also, Mr. Grenier was sending the information about the committee developing the highway plan for Route 10. Traci Homol has expressed interest in representing the town as a selectman on this committee.

Motion made by Kirt Wirkkala and seconded by Everett Thurber to adjourn the meeting. All were in favor. Meeting was adjourned at 9:27 pm.

Respectfully Submitted,
David Richards, Secretary