

**Lempster Planning Board
Approved Meeting Minutes
Monday, December 11, 2023
At Lempster Town Office**

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

Others Present: Mark Lightner

Meeting called to order at 7:02 pm by Chairman Adams

Review of draft minutes

Minutes of the 11/13/23 minutes were accepted with the correction of the final sentence regarding the town property at Long Pond to read: The Planning Board concluded that because the designation of the property predated the Planning Board that the board does not see any action to take on this property.

Old Business

Chairman Adams contacted town council, Michael Shklar, regarding the Barden driveway permit application on Bugbee Drive. Mr. Shklar recommended that the Select Board address the possibility of a building permit on the property before the driveway permit application is acted on. Chairman Adams sent a registered letter to the Bardens directing them to the Select Board. The driveway permit application was tabled at this time.

Applications were received from Patrick Dombroski for the following subdivisions:
Elaine Miller (Map 227, Lot 30) to subdivide 1.21 acres to be annexed to Daryl and Deborah Simino (Map 227, Lot 28).
The Della Fulton Trust (Map 232 Lot 25-1) to subdivide 9.36 acres to be annexed to Traci and Michael Homol (Map 232, Lot 28).
Kenneth and Sarah Gover (Map 218, Lot 17) to subdivide 10.60 acres into a separate lot.
The Secretary will post notice for hearings at the January 8, 2024 meeting.

Correspondence

An email was received from ATF Agent James Mancini requesting any zoning restrictions which would prevent a small manufacturing business to operate at 186 Keyes Hollow Road, in Lempster. The Secretary will reply that there is no zoning regulation regarding this property.

An updated set of plans and a letter notification of an Alteration of Terrain permit application were received regarding Drift New England. The plans were reviewed and discussion was held regarding the question of Development of Regional Impact. There is still no information presented that would be able to make a decision on DRI.

Motion made by Kirt Wirkkala and seconded by Everett Thurber to adjourn the meeting. All were in favor. Meeting was adjourned at 10:14 pm.

Respectfully Submitted,
David Richards, Secretary