

DEERFIELD PLANNING BOARD
DEERFIELD, NEW HAMPSHIRE
AUGUST 22, 2012

MINUTES OF MEETING

PRESENT: Board members Fred McGarry, Kate Hartnett, William Perron, Lisa Wolford, Peter Schibbelhute. Also present secretary Jane Boucher.

Chair Fred McGarry called the meeting to order at 7PM.

PSNH REQUEST TO REMOVE TREES/SCENIC ROADS
Rob Matthews was present.

Lisa Wolford noted that she wished to clarify the vote taken by the Board on August 8, 2012 to approve PSNH's request to remove trees on scenic roads. It was her intention not to give PSNH "carte blanc" approval to remove any trees but only the trees indicated on the list provided by Mr. Berner. Board members reviewed the list of trees, the specifications provided by PSNH and the map indicating the location of the trees to be removed.

Gerald Coogan will be asked to send a letter to Mr. Berner at PSNH advising that the vote of the Board on August 8, 2012 was to grant permission to remove only those trees on the list.

APPROVAL OF MINUTES

Lisa Wolford moved and Peter Schibbelhute seconded to approve the minutes of July 11, 2012 as corrected. Voted in favor with William Perron and Kate Hartnett abstaining.

William Perron moved to approve the minutes of August 8, 2012. Peter Schibbelhute seconded.

The following corrections were made to the minutes
Page 2 Paragraph 2: Correct to read "Mr. Berner asked if they find additional trees that require removal could they proceed to remove them. After discussion, Peter Schibbelhute moved to grant permission to PSNH to remove the trees and brush from scenic roads as specified on the list provided by PSNH, the plan, and as outlined in their specifications. The specifications call for the removal of brush and limbs less than 6" in diameter which are located within eight feet to the side, ten feet below or fifteen feet above conductors. Work is scheduled to begin in September, 2012 and will take 8-12 weeks to complete.

Page 2 Paragraph 6: Add "Revisions were made per the Board of Selectmen's recommendations"

Chair McGarry called for a vote on the motion. Motion carries with Fred McGarry and Kate Hartnett abstaining.

PLANNING BOARD 8/22/12

7:45PM APPLICATION FOR PUBLIC HEARING; LOT LINE
ADJUSTMENT: DAVID SIDMORE, THELMA SIDMORE, PHILIP SIDMORE,
KIMBERLY ANN MOUSHEGIAN, KRISTIE W. REMEIS; NORTH ROAD AND
GRIFFIN ROAD

David Sidmore and James Franklin were present.

Chair McGarry read the notice of public hearing by which the
Sidmore's are applying for a Lot Line Adjustment for property
located on North Road and Griffin Road, Deerfield NH
(identified as Tax Map 405 Lot 67 and 405 Lot 68. The intent of
the application is to convey 10.237 acres from Lot 68 to Lot 67

James Franklin provided plans depicting the Lot Line
Adjustment. Mr. Franklin noted that Lot 67 was created in 1971.
He added that Notes 1 and 2 indicated on the plan will be part
of the deed.

William Perron moved to accept the application. Peter
Schibbelhute seconded. Voted in favor.

Chair McGarry referred to a memo from Gerald Coogan advising
that approvals are required from all applicants ie Philip
Sidmore, Kimberly Ann Moushegian and Kristie W. Remeis . He
also noted that additional information regarding the acreage of
Lot 68 before and after is necessary and pins need to be set.

William Perron moved and Peter Schibbelhute seconded to grant
conditional approve to the Sidmore's for a Lot Line Adjustment
with the conditions outlined in Mr. Coogan's memo. Conditional
approval to lapse in 45 days. Voted in favor.

APPROVAL OF MANIFEST

William Perron moved and Lisa Wolford seconded to approve the
manifest in the amount of \$255.00. (Upton & Hatfield \$255.00
pertaining to revocation of subdivision plan for Matthew
Bognaski (It was noted that Mr. Bognaski has agreed to pay this
amount); Time Sheet for Jane Boucher for 16 1/2 hours.) Voted
in favor.

8:15PM INFORMAL CONSULTATION; LOT LINE ADJUSTMENT; DAVID DORAN,
ISLAND ROAD

David Doran was present.

Mr. Doran explained that he owns Lots 9 and 10 on Map 423. Map
9 , with frontage on South Road, consists of 6.84 acres and Lot
10 consists of 6.03 acres with frontage on Island Road. Mr.
Doran wants to transfer 3 acres from Lot 9 to Lot 10.

Mr. Doran said that he would like recommendations from the Planning Board before hiring a surveyor. He noted that Island Road is a Class VI Road and was discontinued in 1948 by a vote of the Town. He commented that Island Road goes through to Candia , known as Pressure Road and has never been discontinued.

Mr. Doran noted that currently he and his abutters, the Briggs family, maintain the road.

Board members referred to RSA 674:41 I (c)

Is a Class VI highway provided that:

(1) The local governing body after review and comment by the Planning Board has voted to authorize the issuance of building permits for the erection of buildings on said class VI highway or a portion thereof: and

(2) The municipality neither assumes responsibility for maintenance of said class VI highway nor liability for any damages resulting from the use thereof:

(3) Prior to the issuance of a building permit, the applicant shall produce evidence that notice of the limits of municipal responsibility and liability has been recorded in the county registry of deeds.

Board members advised Mr. Doran that he first should meet with the Board of Selectmen for approval of an agreement that he will be responsible for maintaining the road. Once an agreement is approved it needs to be recorded.

Lisa Wolford cautioned Mr. Doran, noting that by signing an agreement he would be solely responsible for maintenance of the road. She suggested that perhaps he may want to have the abutters also sign,

Mr. Doran felt he would only be responsible for maintenance to the center of the road.

ENERGY CHAPTER

Kate Hartnett questioned if changes had been made to the Energy Chapter based on the Board of Selectmen's letter.

Lisa Wolford had a copy of the Energy Chapter which wording had been revised to reflect the concerns expressed by the Selectmen that it not be mandated.

The meeting was adjourned at 8:55PM.

Recorded and transcribed by Jane Boucher
Pending Approval by the Planning Board