



Town of Plymouth

Planning Board Meeting

Plymouth Town Hall

Plymouth, NH 03264

February 19, 2015

FINAL – March 5, 2015

MEMBERS PRESENT:

John Randlett (Vice-Chair), John Kelly, Stephen Rhodes, Rebecca Hanson (CC Rep.), Steve Whitman (Alternate), Bill Bolton (Select Board Rep.)

OTHERS PRESENT:

Sharon Penney, Plymouth Town Planner

CALL TO ORDER:

John Randlett called the meeting to order at 6:30 p.m. Roll call of members was completed.

GENERAL PUBLIC COMMENTS:

None

ADMINISTRATIVE MATTERS:

a. Minor 2-Lot Subdivision Review-PID 228-005, 131 Old Hebron Road, Horatio and Cynthia Melo, owners. Daniel Ellis, LLC, agent.

- ❖ Daniel Ellis LLS, of Ames Associates, spoke on behalf of the Melos as their agent. The parent property consists of roughly 100 acres with an existing house and barn. Most of the property presently consists of open field and the balance of the property is forest and rugged terrain. The applicant would like to create two new building lots of approximately 12 acres each, both fronting on Old Hebron Road. The plans provide illustrations showing acceptable building, well and septic locations as well as proposed driveway locations. They are looking for waivers on the checklist from categories L, M and O to avoid having to show the topography for the entire back lot area of the parent and proposed lots as this area is not necessary for the application. He did supply other documentation on the topography of the back lot area as per USGS mapping.
- ❖ Sharon Penney reviewed the planner's report with the Board. In her opinion the application is complete and meets all zoning requirements.
- ❖ Bill Bolton made a motion to accept the application as complete as well as accept the waiver request, seconded by John Kelly. All in favor.
- ❖ John Kelly asked if one of the lots is near the Fauver's.
- ❖ Sharon Penney showed John Kelly the plan and pointed out that one proposed lot abuts the Fauver property.
- ❖ Bill Bolton verified that all abutters where notified of this application.

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- ❖ Sharon Penney noted that two people inquired about the application but no concerns were brought forward.
 - ❖ John Kelly made a motion to approve the application, seconded by Bill Bolton. All in favor.

b. Conceptual Discussion-Boulder Point Drive property by Kevin French, LLS, agent.

- ❖ Sharon Penney noted that a request was made by Kevin French to have this conceptual discussion at a later date as the owners of the property were not available for this meeting.

CORRESPONDENCE:

None

NEW BUSINESS:

None

UNFINISHED AND OTHER BUSINESS:

None

PUBLIC COMMENTS:

None

ADJOURNMENT:

- John Kelly made a motion to adjourn; motion seconded by Bill Bolton. All in favor. Meeting adjourned at 6:41 pm.

PLEASE NOTE:

The public is invited to attend all meetings of the Planning Board. During official public hearings, the public is welcome to speak. For other items the public may speak at the discretion of the chair/board. Files on the applications and items above are available for inspection in the Planning Department in Town Hall, from 8:00 a.m. to 4:30 p.m., Monday through Friday. These applications and items are subject to change prior to final action. Contact the Planning Department if you have questions or comments about these or any related matters or if you have a disability requiring special provisions for your participation at 536-1731 or you can e-mail the Town Planner, Sharon Penney at: spenney@plymouth-nh.org.

Respectfully Submitted,
Lisa Vincent