

**TOWN OF CHESTERFIELD, NH
PLANNING BOARD**

Monday, April 18, 2016

Present: James Corliss, Brad Chesley, John Koopmann, Davis Peach, Brad Roscoe (Selectmen Representative in place of McKeon) and Susan Lawson-Kelleher (arrived at 7:37 p.m.)

Call to Order

James Corliss called the meeting to order at 7:04 p.m.

Board Elections

Peach moved to keep the slate of officers that are in place. Koopmann seconded the motion, which unanimously carried.

Roll call ~ Yes: Chesley, Koopmann, Peach, Roscoe, Corliss

Review of the Minutes

April 4, 2016 – Tabled to next meeting

Appointments

Wyatt Ventures LLC - This is an application for a Boundary Line Adjustment for property located at Crowningshield Road (Map 24, Lot D-8 & D-8.1) consisting of approximately 143 acres in the Rural/Agricultural zone.

Mr. Wyatt provided the history of the two parcels and that his mother-in-law is hoping to build a home on what will be the less non-conforming parcel. One parcel has 140+ acres and the other is a smaller grandfathered non-conforming lot. Frontage on the larger parcel will not change. Road frontage on the smaller lot will still be non-conforming, but less non-conforming. Corliss stated its justification is that it makes a more conforming lot.

Public input included Jill Dumont asking for clarification of what a non-conforming lot is. Lynn Strickland asked if the boundary line adjustment affected any of the abutters' properties, which it does not.

Chesley moved to close the public hearing. Peach seconded the motion, which carried.

Roll call ~ Yes: Chesley, Koopmann, Peach, Roscoe, and Corliss. Abstention: Lawson-Kelleher

Discussion – It was noted that Code Enforcement's concern was previously addressed.

Chesley moved to approve the boundary line adjustment as presented. Peach seconded the motion, which carried.

Roll call ~ Yes: Chesley, Koopmann, Peach, Roscoe, and Corliss. Abstention: Lawson-Kelleher

Items for Information

Master Plan

Chesley will be proposing a meeting April 28, 2016 to wrap up the plan.

Other Business

Items for Signature

Highlander Arms plans – The Board signed the plans. Koopmann abstained from signing.

EJP Plans – The Board signed the plans.

Adjournment

Chesley moves to adjourn at 7:44 p.m. Peach seconded the motion, which passed unanimously.

The next meeting will be held in the Town Offices at 7:30 PM May 2, 2016.

Respectfully Submitted by:

Elaine H. Levlocke

Interim Secretary

Approved by:

James Corliss, Chairman

Date