

W. T. PLANNING BOARD MEETING, JUNE 14, 2010, 5:30 P.M.

PRESENT: Ginny Jones, Susan Silva, Jim Powell, Leah Smith; David Douglas

ALSO PRESENT FOR ALL OR PART OF THE MEETING: Joe El-Deiry, Michael Colaneri, Peter Williams, Chuck Gilstad, Glenn Provost, Samantha Look, Christian Strom, Rob McCarron, Doug Hoehn, Simone DeSorcy

CORRESPONDENCE

In: Selectmen re. DCPC Procedures.

Out: Ken Bailey re. Pine Hill Path;
Rob McCarron re. Crow Hollow

OLD BUSINESS

Huseby Mountain Farm LLC (Keene/El-Deiry) Form A M21 L 8, 10.1: Ginny said the applicants had done a wonderful job improving the road. The difference was night and day. Jim agreed. Ginny read a letter the Board had sent to Ken Bailey in response to his concerns. There was a discussion about the Halcyon Way subdivision's legal right to use the road, as an access is not shown on the Form C plan, and it wasn't approved by the Board.

Susan said she thought Fire Chief Manny Estrella would be happy with the improvements. Joe El-Deiry said they had brought some big machines down the road, so fire trucks should have no problems. Jim said he appreciated the applicants' effort not to disturb the lady slippers on the property.

Joe El-Deiry agreed to a note on the plan restricting the two lots to a single, shared, entrance. Doug Hoehn hand-wrote a note on the plan indicating this. Ginny thanked them for their cooperation. Susan made a motion to endorse and sign the plan; all in favor.

Sam Stevenson, M15 L4, M12 L26, Indian Hill Road: Ginny and Susan stated that they had visited the property and the road was in good shape with an adequate pull-out and good visibility at Indian Hill Road. They agreed it was suitable for a Form A division.

Sourati Engineering for Leona Ruggiero, M19 L 2, Form A: Chuck Gilstad said that this lot line change is necessary because when this lot was created in 1973 it was given no frontage. This lot line change gives both lots adequate frontage on Oak Lane. Leah made a motion to endorse and sign the plan; all in favor.

Glenn Provost for Philip Spalding, Form A, M35 L 6: Susan left the meeting as she is an abutter to the next two applicants, and is Philip Spalding's sister. Glenn Provost presented the plan drawing attention to two notes. The first one states that frontage for the lots is on an approved subdivision road. The second states that the entire 35 acre site is limited to a maximum of 4 building lots (this provision prevents the division from being required to be referred to the MVC). Leah made a motion to endorse and sign the plan; all in favor.

Rob McCarron for Strom/Look, Crow Hollow M31 L69: Rob McCarron apologized to the Board for his abrupt departure from the previous week's meeting; he said he was frustrated by some comments made. Ginny said she accepted his apology. She said the Board was just trying to determine some facts. Board members had not had a chance to see where the handwritten annotations on the Conditions of Approval had come from. In the mean time some research had been done, the 11/5/91 minutes had been reviewed and the issue clarified. Ginny said she appreciated the applicants' cooperation. She said the Board had met with the Look family many, many times over the decades. It is important that all of these changes get documented.

Rob McCarron asked whether the Board would write a letter stating to the buyer's counsel that the 11/5/91 minutes are accurate if that counsel requested. Leah made a motion to sign the letter if necessary; all in favor.

The meeting was adjourned at 6:45 p.m.

Respectfully submitted,
Simone DeSorcy, administrator