

Town of Greenville, New Hampshire  
Planning Board  
Minutes  
Thursday, August 9, 2018

The Greenville Planning Board met on **Thursday, August 9, 2018 at 7:00 pm** in the Town Hall, 46 Main Street, Greenville, NH 03048.

*In attendance were Chairman Ed White; Member Miles Horsley & BOS Ex-officio Scott Tenney*

**CALLED TO ORDER:**

Chairman White called the meeting to order at 7:04 pm.

**BUSINESS:**

Chairman White stated that the Planning Board will conduct two public hearings – one for a Completeness Review for a Lot Line Adjustment application and the other is the application.

**Present:** Bob Kilmer, Sandford Surveying and Engineering; Francis Cook, Applicant

**Public Hearing for Completeness Review of Lot Line Adjustment**

Chairman White read the public hearing notice into the record:

*The Greenville Planning Board will hold a public hearing on Thursday, August 9, 2018 at 7:00 pm in the Town Hall meeting room, Chamberlin Street, Greenville, NH 03048 to conduct a completeness review of the application for a Lot Line Adjustment by Robin Michaud and Francis Cook, 138 Merriam Hill Road, Greenville, NH 03048, Assessor's Tax Map 1-56, Zoned Rural Agricultural & Francis R. Cook and Constance Cook, 118 Merriam Hill Road, Greenville, NH 03048, Assessor's Tax Map 2-63-1. Zoned Rural Agricultural.*

After the Planning Board confirmed that the application was complete with signatures and all applicable fees were paid, Chairman White called for a motion.

**MOTION:**

S. Tenney motioned to accept the application as complete, Member Horsley 2<sup>nd</sup>. *VOTE: All in favor. Motion passed unanimously.*

**Public Hearing for a Lot Line Adjustment**

Chairman White read the public hearing notice into the record:

*The Greenville Planning Board will hold a public hearing on Thursday, August 9, 2018 at 7:00 pm in the Town Hall meeting room, Chamberlin Street, Greenville, NH 03048 to conduct a Lot Line Adjustment of*

42 application by Robin Michaud and Francis Cook, 138 Merriam Hill Road, Greenville, NH 03048,  
43 Assessor's Tax Map 1-56, Zoned Rural Agricultural & Francis R. Cook and Constance Cook, 118 Merriam  
44 Hill Road, Greenville, NH 03048, Assessor's Tax Map 2-63-1, Zoned Rural Agricultural.  
45

46 Mr. Kilmer thanked the Board for allowing him to present the Lot Line Adjustment. He stated that the  
47 purpose of the plan was to adjust the lot line between Map 1-56 and Map 2-63-1. He stated that Parcel  
48 "A" (73,546 SF or 1.688 acres) is not to be considered a separate building lot but will be considered as  
49 part of the premises known as Map 2-63-1. They would only be extending the lot to create Parcel A.  
50 He reported that the lots did not fall within the 100-year flood zone and will be serviced by onsite wells  
51 and septic.  
52

53 Chairman White questioned whether the wells or septic will be affected by the lot line adjustment.  
54 Mr. Kilmer stated "no".  
55

56 The Planning Board concluded that there were no concerns with the approval of this application.  
57 Hearing no other comments or concerns, Chairman White called for a motion to accept the application  
58 as submitted and closed the public hearing.  
59

60 MOTION: S. Tenney motioned to approve the lot line adjustment as submitted, Member Horsley 2<sup>nd</sup>.  
61 VOTE: All in favor. Motion passed unanimously.  
62

63 ACTION: Deb will draft the Planning Board's Notice of Decision for the Chairman's signature.  
64

#### 65 OTHER BUSINESS:

##### 66 Application Deadlines

67 The Planning Board discussed amending their previous motion to require applications to be submitted  
68 30 days in advance of a public hearing. S. Tenney recommended amending that to 28 days for  
69 consistency for submittals to be on Thursdays. Members agreed.  
70

#### 71 MOTION:

72 S. Tenney motioned to amend the 30 days requirement of applications to 28 days. Member Horsley  
73 2<sup>nd</sup>. VOTE: All in favor. Motion passed unanimously.  
74

75 Subdivision, Site Plan Checklists & Rules of Procedures – The Board tabled discussion to August 23,  
76 2018.  
77

#### 78 Minutes:

79 The Board tabled the July 26, 2018 minutes to the next meeting on August 23, 2018.  
80

#### 81 Wally's Tree Service:

82 S. Tenney reported that his certified letter was returned as undeliverable to Wally's Tree Service,  
83 however, Mr. Tenney confirmed that he sent the letter out regular mail which was not returned. He  
84 stated that he will pursue action if compliance is not reached and report back.  
85

86 NEXT PLANNING BOARD WORK SESSION: Thursday, August 23, 2018 at 7:00 pm.

87

88 Respectfully Submitted,

89 Debra A. Butcher

90

91 APPROVED BY:

92 *Greenville Planning Board*

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Edward White, Chairman

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97

98 Michael Sadowki, Vice Chairman - ABSENT

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100

101   
Scott Tenney, BOS Ex-Officio

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103

104   
Miles Horsley, Member

# TOWN OF GREENVILLE, NEW HAMPSHIRE

## Planning Board

Phone 603-878-2084

P.O. Box 343 Greenville, NH 03048

Date: 8/9/18

Project Name: COOK- LLA

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### Public Hearing

### Sign In Sheet

Robert Kilmer <i>Robert Kilmer</i>	
SCOTT BUTLER <i>Scott Butler</i>	
Fran Cook <i>Fran Cook</i>	