

TOWN OF CAMPTON
PLANNING BOARD MEETING
SEPTEMBER 8, 2015
MINUTES

The Planning Board met this date with Stuart Pitts, Chairman, Greg Jencks, Secretary, Charles Brosseau, Chris Kelly, Tim Scanlon, and Peter Laufenberg, Ex-Officio.

Stuart Pitts opened the meeting at 6:30 PM.

First on the agenda, the minutes for the August 11, 2015 Planning Board meeting. Greg Jencks made a motion to approve the minutes for the August 11, 2015 Planning Board meeting. Chris Kelly seconded the motion. The Planning Board voted in the affirmative, unanimously.

No Work Session in September.

First on the agenda, Anthony Randall, representing William & Loretta Deppe for a Boundary Line Adjustment. William and Loretta Deppe are proposing a Boundary Line Adjustment between two Parcels of land that they own on Lower Beech Hill Road. Map & Lots 13.2.22 & 23. The reason for the adjustment is to straighten out the boundary line currently going through the garage Located on Tax Map 13.2.23 and bring it into compliance with setbacks while getting the garage onto Tax map 13.2.23. The adjustment is an equal area exchange and does not change the existing lot sizes from the original subdivision plan approved by the Planning Board May 13, 1986. There are no new lots being created. The Planning Board did not have any questions. Charles Brosseau made a motion to approve the Boundary Line Adjustment for William and Loretta Deppe. Peter Laufenberg seconded the motion. The Planning Board voted in the affirmative, unanimously.

Next on the agenda, Virginia Erickson and David R. Stickney have formally asked the Planning Board to Rescind the subdivision for Alice R. Stickney & The Heirs of Morgan Stickney Plan # 7251 – July 14, 1992. The parties would like to merge all of the lots shown on Plan #7251 back into the main parcel Book & Page 1180/20. Greg Jencks made a motion to rescind the subdivision for Alice R. Stickney & The Heirs of Morgan Stickney Plan # 7251 dated July 14, 1992. Peter Laufenberg seconded the motion. The Planning Board voted in the affirmative, unanimously.

Next on the agenda, Dave Levine, Mad River Coffee, did not attend the meeting. Greg Jencks and Stuart Pitts noted that he has no parking signs down on Six Flags road.

Next on the agenda, Peter Adams inquiring about the old town hall. Peter is interested in buying the old Town hall, and moving his business from Waterville Valley to Campton. He asked the board about the abatement process, as the current assessment is over 200,000. The board explained the abatement process and it has to be done by the owner. Peter asked the board about the drainage in front and back of the old town hall, and discussed if there were any Rights of Way. Peter Pettengill said that Jack McCormack had researched the title and found no Rights of Way recorded. The board explained the Site Plan Review process. Peter said that he has not made an offer on the property yet, and he is aware that it needs a new septic system. He thanked the Planning Board for the information.

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Next on the agenda, Ed Peterson inquiry about the log cabin on 1487 US RT 3. He operates a towing business with his family, and would like to locate his business in Campton. He has been looking for property.

Ed said that they have made an offer on the bank owned property on 1487 US RT 3, and they have refused it, so they have made another offer, and still have not heard anything from the bank. Stuart said that it is in a Commercial/Residential mixed zone. The property has been used for Residential and if you wanted to locate your towing business there, you would have to get a variance from the Zoning Board of Adjustment. Tim Scanlon suggested that when you do the Purchase and Sale agreement you could have it conditional upon the approval of the variance from the Zoning Board of Adjustment. Ed thanked the board for the information, and he is still looking for property in Campton.

Stuart Pitts adjourned the meeting at 7:30 PM.

Respectfully submitted,

A handwritten signature in cursive script that reads "May Brosseau".

May Brosseau
Planning Board Clerk

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