

**LEBANON PLANNING BOARD
PUBLIC HEARING/MEETING
Monday January 12, 2009**

MEMBERS PRESENT

**R. BUMFORD – VICE-CHAIR
J. SEWELL
M. BARROWS
J. GRIFFIN – CLERK**

GUESTS PRESENT

**ERNIE LIZZOTE
ETHEL LIZZOTE
MILTON JACKSON
JORDAN PIKE
BILL BRACKLEY
BOB BRENNAN
JUDY CHURCHARD
JOHN HUTCHINS
CECILE DESHAIES
CHARLES DESHAIES
MIKE MCCLUSKY
JOYCE MCCLUSKY**

The Public Hearing for changes to the current Subdivision Guide was brought to order by Vice-Chairman, R. Bumford at 6:58 pm, for Chairman, N. Wyman resigned.

PUBLIC HEARINGS :

Subdivision Guide Changes – (7:00 pm) Discussion took place concerning the minor changes to be made to the current Subdivision Guide. R. Bumford, Vice-Chair declared the Public Hearing closed at 7:05 pm, after asking if there were any further questions on the subject. J. Sewell made the motion to accept the proposed changes to the Town of Lebanon Subdivision Guide; M. Barrows seconded the motion, the vote carried unanimously.

Great Brook Subdivision – (*app # 3*) (7:05 pm) R. Bumford, Vice-Chair opened the Public Hearing at 7:05 pm. John Hutchins who represented Bob Brennan, presented an updated plan to those present at the Public Hearing. There was much discussion. Ernest Lizzote made the suggestion that The plan is taken to the Conservation Committee. Abutters concern was the wetlands. Mr. Hutchins assured the abutters that all proper steps have been taken to insure as little impact to the wetlands as possible. The Public Hearing was closed at 7:44 pm.

Eastwood Condominiums – (*app # 2*) (7:50 pm) John Hutchins presented to those present at the Public Hearing an updated plan. The Town's Attorney has not replied as of yet to the copy of the by-laws for this particular project. The Clerk will email the Town's Attorney stating that the Board needs a response by the next meeting which will be Monday February 9th, 2009. The Public Hearing was closed at 8:12 pm.

Eastwood Condominiums – (*app # 2*) J. Sewell made the motion to waive the High Intensity Soil Survey on the undeveloped parcel, M. Barrows seconded the motion, the vote carried unanimously.

M. Barrows made the motion to accept the Eastwood Condominium Subdivision as final with the condition that Alan Shepherd, the Town's Attorney approves of the by-laws that were submitted. J. Sewell seconded the motion, the vote carried unanimously.

Greatbrook Subdivision – (*app # 3*) The motion to waive both the right of way radius and the hydrogeologic survey was made by J. Sewell, the motion was seconded by M. Barrows, the vote carried unanimously. Mr. Brennan is also in need of a curb cut permit. The motion to make the Greatbrook Subdivision as final with the condition of the approved entrance permit was made by J. Sewell, the motion was seconded by M. Barrows, the vote carried unanimously.

Motion to adjourn was made by M. Barrows; J. Sewell seconded the motion, the vote carried unanimously. Meeting adjourned at 8:55 pm

Additional information:

The suggestion made that perhaps bus stop areas be designated at the entrance to new subdivisions since all new roads will be private and buses may not travel on them.

An informal presentation by John Hutchins to Judy Churchard about digitizing the Town's tax maps.

Email Alan Shepherd concerning the Eastwood Condominium bylaws.

Email Alan Shepherd concerning the Tiernan Subdivision, plans were recorded 10/25/2006, however, the Board did not receive a Mylar copy.

Contact surveyor for Tiernan Subdivision stating that we need monument certification.

*Minutes approved as written 2/9/2009
J. Sewell made the motion
M. Barrows seconded the motion
The vote carried unanimously*