

**LEBANON PLANNING BOARD
REGULAR MEETING
Monday November 10th, 2008**

MEMBERS PRESENT

**N. WYMAN – CHAIRMAN
R. BUMFORD – VICE-CHAIR
J. SEWELL
M. BARROWS
D. PAYNE
J. GRIFFIN - CLERK**

GUESTS PRESENT

**JOHN HUTCHINS
JAMES BACON
RICHARD SMALL**

Lebanon Planning Board Meeting was called to order by Chairman, N. Wyman at 7:00 pm.

Mr. Small / Mr. Bacon – (*app #4*) (7:02 pm) An updated plan was presented to the Board. The Fire Chief stated that the subdivision would follow all state codes for fire suppression. At this time the Board feels that the application and the plan have met all requirements. J. Sewell made the motion to accept this project as preliminary; R. Bumford seconded the motion, the vote carried unanimously. There will be a Public Hearing on Monday, December 10th, 2008. The Clerk will send out the appropriate notices. In order for the project to be final, the Fire Chief will have to sign the final copy. R. Bumford made the motion to accept the requested waivers for the Small Subdivision, J. Sewell seconded the motion, the vote carried unanimously. The waivers are as follows: Phosphorous, Hydrogeologic, Storm water Management and a Sediment plan. These waivers will be noted in note number nine. Nine paper copies and 2 Mylar copies will be brought on December 10th, 2008 to be signed.

Eastwood Condominiums – (app # 2) (7:10 pm) John Hutchins presented an updated application, house plans and subdivision plans to the Board. The wetland impact is under the allowed area so no storm water drainage is needed. The applicant is requesting a waiver for the High Intensity Soil Survey. An explanation for the waiver request will be provided. There will be an association drawn up for the ten units. The Board is requesting that the location of the well be moved away from the road. The Board is also requesting a letter from the State concerning the wells location. All abutters must be on the final plan. A note concerning the open area, to leave it as it is will also be noted on the plan, stating that no further clearing or wetland disturbance will be permitted unless approved by the Planning Board. “Old Mill Road” must be taken off of the plan under B-1, 3-1 and the title block needs to show 16B, 16A, 16D and 16C. The summary must be taken off and the deed must be noted as incorrect.

Mike Mezoian – (8:25 pm) John Hutchins reviewed with the Board what was needed in order to complete the plans for the subdivision. Mr. Mezoian presented two separate plans to the Board; the Board requested one plan with combined information. The driveways need to be pinned as the exact location as to where they will eventually exist, not an approximate location. The plan also needs to reflect the Storm water management as well as the current monumentation. Lot number ten needs to have the reference to the original plan with the book and page listed. The plan also needs to show the paved road with the ditching, width and grading.

Motion to adjourn was made by R. Bumford; M. Barrows seconded the motion, the vote carried unanimously. Meeting adjourned at 8:45 pm

Additional information:

The Clerk is to send letters informing abutters of the Public Hearing for the Richard Small Subdivision on Monday, December 10th, 2008.

*Minutes accepted with corrections 2-9-2009
Motion made by J. Sewell
Motion seconded by M. Barrows
Vote carried unanimously*