

**Orford Planning Board
May 17, 2010 Meeting Minutes**

Present

Planning Board Members- Sam Hanford- Vice Chair, Paul Dalton Select Board Ex-Officio, Members Jim McGoff, Harry Osmer, Ann Green Alternate, Vickie Davis Upper Valley Lake Sunapee Regional Planning Commission, Kelley Monahan Recorder.

Planning Board Members absent- Allen Martin, Bruce Balch, Andy Schwaegler- Chairman
Public Present- Barbara Fowler, Dick Fowler, Carl Schmidt, Tom Thompson, Ray Clark, Tina Clark, Bruce Schwaegler.

S. Hanford -Vice Chair acting in Chairman's absence calls meeting to order 7:00pm

Alternate A. Green is seated in the absence of members. Review of April meeting minutes. The Board discusses content, detail and style of minutes.

H.Osmer/A.Green Moved/Second to pass on approving the minutes upon further discussion. **So Voted.**

Public Hearing on Town of Orford Subdivision Regulations

S.Hanford opens discussion **7:25 pm**

See Appendix 1 Notes on Public Hearing May 17, 2010. Board will take comments under consideration and discuss and make further decisions.

S.Hanford closes Public Hearing on Subdivision Regulations **8:09 pm**

A.Green/J.McGoff Motion/Second to continue discussion on page 21 5.14 Relaxation of Requirements at next meeting 6/21/2010. **So Voted. 8:11 pm**

**Ray and Tina Clark Informal Discussion regarding possibility of subdividing
M8 L104R 8:12pm**

The Clarks are in the process of restoring the Albert Plante House to a five star energy standard.

They are considering a minor subdivision of a second lot on the river. They have had Jim Kennedy and John O'Brien consulting on soil quality and tree removal. They stated that they are acting in compliance with the Shoreline Protection Act and State Driveway regulations.

Other Business 8:33pm

Discussion of Subdivision Regulations pg 10 section 3.04 Voluntary Merger

This application would be subject to all fees from the Register of Deeds office as well as the \$25.00 fee for the town of Orford. V. Davis will check to see if the LCHIP fee applies as well.

P.Dalton/H.Osmer Motion/Second to amend regulation wording to reflect this clarification. **A.Green abstained. So Voted.**

Discussion of Subdivision Regulations pg 20 5.11 Additional Information may be

required. V. Davis has information on a legal update to this section. She suggests notice of public hearing to be held for abutters and conservation easement holders.

A.Green/J.McGoff Motion/Second to adjourn meeting **So Voted**

Meeting Adjourned 9:21pm

Submitted by,

Kelley Monahan Recorder Draft 2 June 21, 2010 Draft 1 May 24, 2010

Planning Board Minutes are posted on The Town of Orford Web site once approved.

