

TOWN OF WEBSTER  
PLANNING BOARD  
FINAL MEETING MINUTES APRIL 21, 2011

Members present: Chairman Cliff Broker, Secretary Jere Buckley, Member Tom Mullins and Alternates Rickie Cummings, Susan Rauth, Susan Roman and Mason Donovan. Emmett Bean attended as an alternate for Mr. Hashem's ex-officio position.

Chairman Broker appointed alternate Rickie Cummings to sit as a voting member of the Board for this meeting.

The first item on the agenda was to elect officers. Member Mullins nominated the current Chairman, Cliff Broker, to continue as Chairman. Motion was seconded by Alternate Bean. Chairman Broker was elected unanimously. Alternate Rauth suggested that Member Buckley continue as Secretary. Member Buckley stated that he felt almost 11 years was long enough as Secretary and that it was time for someone else to be nominated. Member Cummings nominated Member Mullins which was seconded by Alternate Bean. Member Mullins was elected unanimously.

Chairman Broker expressed the Board's appreciation for out-going Secretary Buckley's efforts over the years. He noted that he was very conscientious and worked hard.

Chairman Broker announced that the Dustin Road subdivision would be continued until the Planning Board meeting on May 19 at 7:00pm. The applicant is not prepared to proceed at this time.

The Board proceeded to review the minutes from the meeting of March 17. Secretary Mullins made a motion to approve the minutes with the correction of the spelling of Alternate Rauth's name. Motion was seconded by Member Cummings and unanimously approved.

The meeting continued with a review of the Mylar for the campground (JMJ Resort Properties of Londonderry). The Mylar had been reviewed and signed by Chairman Broker and recorded at the Merrimack County Registry of Deeds. However, Mr. DiPrima had not been aware that he needed two (2) Mylars. When the second Mylar is presented and favorably compared to the recorded document, the site plan agreement will be signed by both parties and recorded.

Mr. and Mrs. Shull appeared before the Board for a conceptual discussion of property on Little Hill Road that they would like to purchase if the land is considered buildable. The problem is that that portion of Little Hill Road is classified as "Class V to Seasonal Dwelling". However, due to the inability to locate the signed petition presented at the Board of Selectmen meeting on September 10, 2007, there is a question as to where this designation actually begins. Also, the question of "buildability" actually lies with the Board of Selectmen although that Board would most likely request input from the Planning Board. The potential buyers have suggested that

they would put the driveway as close to the adjoining property (Map 1, Lot 2-2) as possible which would be 10 feet from the property line per Webster's driveway regulations. Alternate Emmett Bean, being the Town's Road Agent, stated that in his opinion it would not be a big deal or much cost to the Town for him to plow that extra stretch of road. The Board agreed that as many members as possible would meet at the location and then present a recommendation to the Board of Selectmen at their next meeting on May 2.

Member Cummings made a motion to adjourn at 8:00pm This was seconded by Alternate Bean and approved unanimously.

Respectfully submitted,

Mary F. Smith  
PB/ZBA Secretary