

CORNISH PLANNING BOARD minutes of October 16, 1990 meeting

Members present: Walter Stickney, Judy Matheson, Marilyn McCulloch (chairman), Ken Leavitt.
Warren Neal, 1st selectman present.

Meeting was called to order at 7:00pm. Paul Howe came before the Board - to ask if a parcel of land that is shown on the Tax maps as three lots, U-1 Lots 12A and U-2 Lots 1 and 1A bought by a single owner, can be sold as a separate parcel. The Planning Board, acting as the Site Plan reviewer for the Business/Commercial lots, has established by consensus that at least a lot of 30,000 square feet must remain. Selling Lot 1 and retaining U-2 Lot 1A and U-1 Lot 12A would meet that requirement.

Mr. Addison D. Minott came before the Board representing a possible buyer for the Saco River Estates subdivision .

Question 1: Was there any formal letter of approval sent to The subdivider - Patten Corp? No, as the final plans were signed by a majority of the Board.

Question 2: What is needed at the Registry of Deeds.
The deed of title transfer should be sufficient.

Question 3: Letter of Credit. The new owners should negotiate a new letter of credit with Town.

The town has access to the river as shown on the Plan. An easement deed was negotiated with Patten Corp. and the Town.

There have been no ordinance changes since the Plan was signed.

The road profile and cross-section is as it appears on the Plan.

Steve Smith came before the Board and asked for an extension of his Conditional Use Permit, for gravel extraction on Route #25, next to his home. The Permit was issued on October 5, 1988. Judy M. asked how many yards of gravel have been removed since Mr. Smith store was completed. David Whitney said he could supply the figures. He also said he has probably removed about one-third of the available material. Judy M. said that originally the use for the pit was for Steve Smith only, but that now David Whitney is using the pit continually. Ken L. asked if the Performance Standards were in effect when the original C.U.P was issued. The answer is yes, they were. Ken L. asked that shouldn't we look at this as we would any other. Walter S. stated that he didn't see the need for a new CUP application and the fees involved, and that a formal letter for an extension to his present CUP would allow the Planning Board to act officially and make needed changes. The planning Board and Mr. Smith agreed that it would be appropriate.

The pit presently may not meet the 150' set back required in the ordinance. It was agreed that a site walk would be appropriate and it was set for Monday, Oct. 21st. at 5:00pm.

David Whitney asked about setting another trailer on his lot on Route #5. He owns 4.9 acres in what appears to be resource protection. If the land is in Resource Protection he would need added land.

Walter Stickney, Secretary