

**TOWN OF CHESTERFIELD, NH
PLANNING BOARD
MINUTES**

MONDAY, JANUARY 18, 2010

Present: Susan Lawson-Kelleher (Chair), Jon McKeon (Selectmen Representative), and Brad Chesley

Absent: Stephen Pro, Bob Del Sesto, Helga Frohn, Bob Riley (Newly appointed member)

Call to Order

Lawson-Kelleher called the meeting to order at 7:15 PM.

There will be no votes at this meeting as there are not enough members present for a quorum.

Review of the Minutes

- December 21, 2009 – Minutes to be reviewed at next meeting – no quorum
- January 4, 2010 – Minutes to be reviewed at next meeting – no quorum

Appointments

- ❖ No appointments scheduled

Items for Discussion

- Cersosimo – Westmoreland Zoning Board of Adjustment and Westmoreland Planning Board holding joint public hearing on January 27, 2010 at 7:30 PM.

Chesley was absent from the previous two planning board meetings, where the board had discussed the Cersosimo project, therefore Lawson-Kelleher and McKeon explained that although the expansion was all on the Westmoreland side, Chesterfield was concerned due to the fact that all of the drainage will come onto the Chesterfield side of the pit, utilizing the existing ponds. The meeting was originally scheduled for the 13th of January, but was moved due to improper notification to the Town of Chesterfield under Regional Impact. McKeon provided drawings, which the board had previously not seen. The board reviewed pages 1-3 of the plans provided by McKeon and also looked over the PB file and the Property file. Lawson-Kelleher noted that the last signed plan that is currently in the possession of the Chesterfield Planning Board is the 1990 plan. Cersosimo did put in an application in 2003, but the application was denied without prejudice due to the need for more information. It was noted in the file that they were to return with another application by April, 2004. Chesley noted that they were using the Chesterfield side in 2004. Lawson-Kelleher informed the board that Bevis had gone to the pit with someone from the State and

they were shut down from using the Chesterfield side. Cersosimo decided to only use the Westmoreland side and did not bring in a new application. Lawson-Kelleher stated that it appeared that the Selectboard may have acted on the 2003 plan even though it had not been approved by the Planning Board. McKeon remembered dealing with Cersosimo on some sound issues around that date, but not with acting on the 2003 plan. The board agreed that it appeared that although the 2003 plan was not approved, it appeared that Cersosimo was working off of that plan. Chesley summed it up by saying that Cersosimo had the Planning Board approval on the 1990 map, are working off the 2003 map which is not approved and the new information is based upon the 2003 map. The board agreed that appeared to be the case. Lawson-Kelleher brought up the question of the ponds being added as part of the requirement from the State. McKeon said that if that was the case it appeared that they improved the site without permission from the Planning Board and then sent information to the State to show that they complied. They provided the state with an "as built" plan which included the ponds, which the state forwarded on to the Planning Board.

As the board continued to look over the new information, McKeon pointed out that they were in fact looking to do some work on the Chesterfield side of the line. Chesley and Lawson-Kelleher both agreed that there was work planned for the Chesterfield side. Lawson-Kelleher mentioned that she spoke with LGC regarding the issue of an increase in a detention pond in a gravel pit and if that would be considered and accessory use. She was informed that we could require a revised site plan.

Chesley inquired as to who would be attending the meeting. Lawson-Kelleher stated that we were attending the meeting because we have abutter status, and therefore she will attend the meeting. Her feeling was that a member of the Selectboard should also attend the meeting, or at the least, provide her with a list of concerns that they have so that she may bring them up at the meeting. McKeon stated that he would contact the board and get a list together for her to take if he could not make the meeting. McKeon stated that his main concern was the fact that the board had not been provided any drainage information.

- *Holden – Lawson-Kelleher spoke with Holden and they indicated they were just about done. She will meet with them and we will go from there.*
- *Land Development Regulations – The Board reviewed Article IV sections 400-404 for possible changes. A working copy of the proposed changes will be on file.*
- *Camp Spofford – While looking over the Land Development Regulations, McKeon asked if Camp Spofford had a NH Engineer stamp on the plans. Lawson-Kelleher was unsure but would look into it.*
- *Work Sessions - Lawson-Kelleher mentioned that she called the LGC regarding the board holding work sessions. She was told that it is a grey area, however they do not see an issue with one meeting a month being a work session. They did mention that the board is not to discuss the merits of an application, but can look it over to determine completeness. Lawson –Kelleher mentioned that it would give each board member the time needed to familiarize themselves with each application. McKeon and Chesley agreed.*

Items for Information

- **Connecticut River Regional Water Resources Management Plan 2009 Volume –** Lawson-Kelleher mentioned that she was notified of a meeting, but could not recall the date. She will contact the clerical secretary with the date and the secretary shall email the members.

Items for Signature

Adjournment

Meeting concluded at 11:10 PM

Respectfully Submitted by:

Patricia Lachenal
Planning Board Secretary

Approved by:

Susan Lawson-Kelleher, Chairman

Date