

**TOWN OF BARTLETT PLANNING BOARD  
PUBLIC HEARING**

**August 20, 2019**

**Members Present:** Scott Grant; David L. Patch; David Shedd; Kevin Bennett; Barry Trudeau; Kevin McEnaney.  
**Members Absent:** David A. Patch (with notice).

Chairman Scott Grant called the meeting to order at 6:00 pm and reviewed the agenda.

**1. Pledge of Allegiance.** The Chairman led all present in the Pledge of Allegiance.

**2. Continuation/Final Approval: RSM Bartlett Properties, LLC, (Richard Girardin), 590 US Route 302.** File: 2018-1251. This is an application for a 14-unit subdivision (7 duplexes) on a 13-acre parcel identified as Tax Map 3RT302, Lot 53R00.

This application is still waiting for state subdivision and septic approvals. Additionally, the road design is being revised to relocate the catchbasins out of the road right-of-way. A letter had been received from the DES which requested the applicant provide additional information before a final determination on their Alteration of Terrain application was made. At the last meeting, the application had been continued to the September 3<sup>rd</sup> public hearing.

**3. Continuation/Final Approval: River Run Co., Inc., Route 302/Haystack Loop.** File: 2018-1252. This is an application for a 3-lot subdivision of a 10.29-acre parcel of land. Tax Map 3ATTDV, Lot UND-D00.

This application is also waiting for state subdivision approval and had also been continued to the September 3<sup>rd</sup> public hearing.

**4. Review and Approve Minutes:** The minutes of the August 5 meeting were reviewed. On page 1, Item 2, second-last line of the second paragraph, Kevin McEnaney questioned a comment attributed to Daniel Flores whereby he said that the greenspace at the Glen Ellis Family Campground exceeded what was required by 47%. Mr. McEnaney felt Mr. Flores may have intended to mean the greenspace was actually 47%. It was suggested to remove the word “exceeded” or simply state that the greenspace provided was adequate. David L. Patch asked whether anyone had looked into the issue of whether the school district had ever merged the church and school lots. The minutes indicated the board had felt this needed to be done, but nobody had actually been tasked to do it. While it was generally felt that the board had approved a boundary-line adjustment, Mr. Patch noted if the Chairman’s statement that a prior lot merger had occurred was correct, then the plan would be in error and should not be recorded as such. He explained that a prior lot merge would mean the church and school were one lot, so therefore there would be no boundaries between them for the planning board to adjust. He said if they were still two separate lots, then we can adjust the boundaries, but if it was one lot, then we can’t. He said he wanted to be sure that the plan recorded at the Registry by the planning board was correct. The board continued discussing the situation with the Chairman, who is a member of the school board, again expressing that the school was its own entity and could do whatever it wanted. David Shedd felt if the school wanted to merge the lots, then they would have needed to come to the planning board and the plan would have been officially recorded at the Registry of Deeds. Mr. Shedd suggested it would not hurt if the Chairman could provide documentation from the school which would indicate whether this lot merge occurred or not, and said he would also be interested to see the language of the transfer between the church lot to the school. The Chairman agreed to do this. On page 3, under Mail and Other Business, the Chairman requested another bullet be added to reflect that the board entered non-public session under RSA 91-A, from 6:50 pm to 7:10 pm to discuss a personnel issue. Barry Trudeau advised he may need to participate in meetings later in the year by teleconferencing. The board agreed to this, and there was a short discussion on how it would be accomplished. The two continued applications shown as Items 2 and 3 on the agenda which were waiting for state approvals were discussed, and whether there was a need to meet in September if nothing had been received back by the state by then, or if nothing new had come in which required the board’s attention. David L. Patch made a motion in the event a meeting was not held on September 3, that Items 2 and 3 on the agenda would be considered continued until the September 17 work session. Motion seconded by David Shedd. Vote: All in favor.

**5. Mail and Other Business:**

- Mail listed on the agenda was reviewed.
- David Shedd noted he had previously asked about the criteria required for a Equitable Waiver of Dimensional Distance, since that was the avenue Moat Mountain had decided to take to resolve the issue with their silo. The secretary said this process was not listed in the zoning ordinance, but was allowed under a state RSA (674:33-a) and the information had been emailed to Mr. Shedd. Mr. Shedd said he had been unable to open the email, so it was printed out and provided to him. The secretary also read the RSA out loud for the benefit of other members.
- Short discussion on the meeting room light which flickered and hummed and interfered with the tape recordings of the meetings. The selectmen will be asked if this light could be fixed.

There being no other business, a motion to adjourn was made by David L. Patch; seconded by Kevin McEnaney.  
Vote: All in favor. The meeting adjourned at 6:35 pm.

Respectfully submitted,  
Barbara Bush  
Recording Secretary