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PLANNING BOARD **NOTICE OF DECISION**

A public hearing of the Nottingham Planning Board was held on **August 23, 2017**. In attendance for the Nottingham Planning Board were: Dirk Grotenhuis, Chairman; Eduard Viel, Vice-Chairman; Charlene Andersen, BOS Rep; Gary Anderson, SRPC Rep; Teresa Bascom; Joeseph Clough; Robert "Buzz" Davies, Alternate

The Board considered the following application:

Case 17-007-SUB

Application from Caroline J. Szafran Revocable Trust requesting a three (3) lot- two (2) new lots, Subdivision off of Route 156 (Raymond Road) and Shore Dr. Tax Map 68, Lot 10, a 135.5 Acre parent lot. The property is located at Raymond Road in Nottingham, NH and is identified as Tax Map68 Lot10.

After review a motion was made by Mr. Viel to **conditionally approve** Case #P17-007-SUB, seconded by Mrs. Bascom with the following conditions:

1. Correct lot # on pg4 that is shown incorrectly as Lot10-2 to Lot10-1
2. Correct lot envelope on Lot10-1 excluding wetland setbacks; show that the buildable area is still there
3. Amend the note for the middle section: it is precluded from all future residential development and it will be for foot traffic only
4. Set and submit monument certification
5. Show the setbacks be in accordance of the waivers
6. Note on the plan indicating allowable continued use of the turnaround at the end of the road as well as permitting snow placement by the town within 20 feet of the property line for proposed Lot10-2
7. Indicate Shore Drive as a gravel road
8. Conditions must be met within 6 months of this decision

The Board approved the application, with the conditions noted, on a vote of **5-yes, 2-no, 0- abstentions**.

Any appeals to this decision must be made within 30 days of the date of the decision.

Respectfully Submitted,

JoAnna Arendarczyk
Land Use Clerk