

**TOWN OF TUFTONBORO
PLANNING BOARD
September 8, 2016
MINUTES**

Members Present: Chris Sawyer, Chairman, Jack Parsons, Vice-Chairman, Bill Marcussen, Selectmen's Representative, Tony Triolo, John Lapolla, Members.

Members Absent: John Cameron, Matt Young, Fenton Varney, Members.

Staff Present: Lee Ann Keathley, Administrative Secretary.

Chairman Sawyer opened the meeting at 7:00 PM.

**I. Consideration of Minutes
August 18, 2016**

It was moved by John Lapolla and seconded by Jack Parsons to approve the August 18, 2016 Tuftonboro Planning Board minutes as submitted. All members voted in favor. The motion passed.

**II. Scheduled Appointment
Chase Realty Trust
Agent: Jim Rines, White Mountain Survey and Engineering Inc.
8 Foxwood Way
Tax Map #38-3-1
Boundary Line Adjustment**

Chris Sawyer noted the application is complete.

It was moved by Jack Parsons and seconded by Tony Triolo to accept jurisdiction of the application. All members voted in favor. The motion passed.

Jim Rines stated the applicant is requesting a boundary line adjustment involving two existing lots of record that are currently being depicted as one lot (Tax Map 38-3-1). He stated the proposed boundary line adjustment adds 175' of shorefront to Parcel 2 (for a total of 479' of shorefront), leaving 418' of shorefront for Parcel 1. He noted Parcel 2 would gain 0.3 acres to become 2.2 acres and Parcel 1 will subtract 0.3 acres to become 96.3 acres in size.

Bill Marcussen confirmed the existing boathouse and dock would be located on one parcel.

Chairman Sawyer opened the public hearing.

Tyler Phillips questioned the ownership of the parcels.

Jim Rines stated Chase Realty Trust owns both properties.

Tyler Phillips questioned whether the applicant would come back to the Planning Board if a driveway were installed.

Jack Parsons replied no. He stated the applicant would apply to NH DOT for a driveway permit.

Chris Sawyer reviewed the Boundary Line Adjustment checklist. She asked if there are any easements.

Jim Rines replied no.

There being no further questions or comments, Chairman Sawyer closed the public hearing.

It was moved by John Lapolla and seconded by Tony Triolo to approve the Chase Realty Trust Boundary Line Adjustment application, Tax Map 38-3-1, as submitted. All members voted in favor. The motion passed.

Chris Sawyer signed the plans and provided two copies of such to the applicant.

III. Action Items

**Richard & Edith Haskell Living Trust
Lot Merger
Tax Map 26-1-46, 26-1-47**

It was moved by Tony Triolo and seconded by Jack Parsons to approve the Richard & Edith Haskell Living Trust Lot Merger, Tax Map 26-1-46 and 26-1-47. All members voted in favor. The motion passed.

**Louise Herrick
Lot Merger
Tax Map 52-3-41, 52-3-42**

The Board tabled consideration of the lot merger to 9/15/16 due to a discrepancy in the warranty deeds.

IV. Informational Items

None.

V. Other Business

- DRA Excavation Training scheduled for 9/23/16 at the Town House from 11:30 AM – 2:30 PM

It was moved by John Lapolla and seconded by Tony Triolo to adjourn the September 8, 2016 Tuftonboro Planning Board meeting. All members voted in favor.

There being no further business before the Board, the meeting adjourned at 7:29 PM.

Respectfully Submitted,
Lee Ann Keathley
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