

**Town of Jefferson**  
Office of the Planning Board

**Minutes**

January 28, 2014

**Members present:** Chairman Susan Griffin, Donna Laurent, alternate; Michael Meehan, Vernon Matson, Kevin Meehan, Selectmen's representative; Jeff Young, Gordon Rebello

**Absent:** Charles Muller, Jason Call, alternate

**Others present:** Charlene Wheeler, Board secretary

In the absence of a regular Board member, Donna Laurent was designated a voting member for this meeting.

**Minutes**

Jeff Young made the motion to approve the minutes of the January 14, 2014 meeting as read, seconded by Gordon Rebello. The vote to accept the motion was unanimous.

**Consultation**

Vernon Matson presented a plan to the Board to subdivide land located off Turnpike Road. The properties involved are Lots 7, 7C, 7D, and 6 on Map 7. Mr. Matson said Lots 7, 7C, and 7D are all approximately between 5 and 7 acres each and Lot 6 is approximately 50 to 70 acres. The proposal is to subdivide Lot 6 into 2 large lots. There is a logging road that runs across one of the smaller lots giving access to Lot 6. Lot 6 has no frontage on Turnpike Road. Kevin Meehan said the existence of a logging road does not give Lot 6 frontage on a road. Chairman Griffin agreed. Michael Meehan said if boundary adjustments were made among the 4 lots to change the configuration, it would be possible to have frontage to all lots on Turnpike Road eliminating the problem of having to build a road to town specifications. There was a question as to whether the existing logging road as it is now would satisfy such specifications. Mr. Matson said a surveyor would be mapping the property. If questions about a road at some point need to be answered, an engineer representing the town may need to be consulted. H. E. Bergeron in North Conway had been contacted in the past by the Board secretary and Chairman Griffin and both were told the company could do that kind of consulting work. Chairman Griffin gave the company name and number to Mr. Matson. Kevin Meehan said there are many existing lots in the town that have the same issue of being land locked with no frontage on a public road. It is an issue the Board should be discussing in terms of the Land Use Ordinance and Subdivision Regulations.

**Communications**

A dredge and fill permit from the NH Department of Transportation was circulated. They propose replacing a culvert on Route 115A.

Copies of Selectmen's minutes were circulated. It was noted the Selectmen will hold a budget hearing on Monday, February 10.

### **Unfinished Business**

Kevin Meehan updated the Board as to progress on the Route 116 Lewis property road issue. The Selectmen have been in contact with the Lewis's attorney and agreed to give them an extension of time. They hope to see things completed by the first week in March. A permit for a driveway has been submitted to the NH DOT but still has not been issued. The surveyor has still to complete his survey.

Jeff Young made a motion to adjourn the meeting, seconded by Michael Meehan. The meeting was adjourned at 7:32 p.m.

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Charlene Wheeler  
Secretary to the Board