

TOWN OF GRAFTON PLANNING BOARD

Regular Meeting
April 18, 2022

Pledge to the Flag
Call to Order

Public Hearing: 6:50pm

Shirley Calhoun – Fire Tower Road. Three lot subdivision. Two 25 acre parcels, one – 65 acre parcel. No comments from the floor.

Roll Call:

Member Martha Goss – p
Member Owen Grandjean – p
Chairman Tom Withcuskey – p
Member Art Surprise – p
Member Jim Goyer – p

Regular Meeting:

Motion made by Chairman Withcuskey to approve minutes of March 21, 2022, seconded by Member Grandjean. 5/0

Old Business:

Shirley Calhoun – Fire Tower Rd. Three lot subdivision. No questions from the board. Chairman Withcuskey declared a negative declaration on the EIS based on information analysis above and any supporting documents that this proposed action will not result in any significant adverse or environmental impact. Seconded by Member Goss, 5/0.

RPA: Chairman Withcuskey is in receipt of the response from the attorney and engineer, the traffic impact statement has also been received as well as the parks & recreation letter. Chairman Withcuskey asked if the RPA has looked in to the historical Indian Chairs. RPA has arranged to revisit site. They have assured the board they will preserve the site. Mr. Bonesteel, Chairman Withcuskey, Member Grandjean, Member Goyer and the Highway superintendent looked at parking areas. They have concerns with the parking at far end of Stuffle St. RPA said they would make repairs. Survey: They provided a 1994 survey. Survey will be given to the engineer & attorney for review. Trail markers and trail maps will be installed. Chairman Withcuskey spoke to Rich Elder – Health Dept about out-houses, a permit is required. RPA will provide health department with the plan. Chairman Withcuskey asked about installing a gate to property. Their plan is to install a gate at Foster Rd. It will remain closed and locked except for events. Member Surprised asked about wetland preservation. The possibility of foot bridges may be installed. Chairman Withcuskey asked about 4 wheelers, hunting and camping. Mr. Bonesteel said there would be no hunting the first year, there'd be further discussions. No ATVs, there would need to be prearranged permission for camping.

New Business:

Bill Nugent – Nugent Road. 2 lot non-realty subdivision. Chairman Withcuskey made a motion to accept the 2 lot subdivision, seconded by Member Grandjean. 5/0. Public Hearing scheduled for May 16, 2020 at 6:35pm.

Charles Farrell LLC – Old Road. Five lot major sub-division. Highway superintendent met with them. Chairman Withcuskey made the motion to accept the sub-division, seconded by Member Grandjean – 5/0. Public Hearing set for May 16, 2022 at 6:45pm.

Informal Discussion: none

Adjournment: 7:30pm - motion made by Chairman Withcuskey, seconded by Member Goyer.

Submitted by:



Linda Laveway
Planning Board Secretary