

Westmoreland Planning Board Minutes
6/19/23

Attending: Lauren Bressett, Tim Thompson, Bruce Smith, Liana Capra, Larry Siegel, Alison Fisette, Kristen Riley (Alt., clerk), John Snowdon (selectman). **Excused:**, John Stronk (alt.), Liana Capra. Lauren Bressett called the meeting to order at 6:32 pm.

Review of Minutes 5/15/23

Bruce Smith added detail to his remarks about waste oil for the Russell site plan review. ENV-HW-807 is the information regarding the state regulation on labeling hazardous waste. Bruce Smith moved to accept the minutes with corrections as noted. John Snowdon seconded that motion. 7 voted in favor, Alison abstained, as she wasn't at that meeting..

Application/Hearings

Lauren Bressett reopened the hearing on the Westmoreland Industrial Park, Map R-14 Lot 46. John Noonan attended the meeting to go over the site plan revisions to address the requests of the board from the first review. Alison noted that some items were added since the last plan. John said they have added a trash compactor and a loading dock. There was discussion on the septic systems, however it was noted that the state considered all systems on a lot when an application comes in. Regarding the drainage plan, Alison Fisette said she was content with it, since an engineer created it. Bruce Smith agreed that it looks as though the drainage plan has been addressed and Lauren Bressett noted that addressing the water before it reaches the building using catch basins seemed like a good addition.

Alison Fisette made a motion to accept the revised site plan as submitted, with the condition that they receive state septic approval for a new system for buildings 21 and 35 prior to receiving a building permit for building 21 from the town of Westmoreland. Larry Siegel seconded that motion. 5 voted in favor. Tim Thompson and Bruce Smith abstained.

Other Business

The board discussed the Selectmen's request to determine if a revision to the plans for Lot R14 lot 34 was needed. Larry Siegel made a motion that the planning board reports to the select board that a revised site plan is needed as changes have been made. Bruce Smith seconded that motion. 6 voted in favor. John Snowdon abstained.

Bruce Smith asked if a subdivision that was approved 34 years ago was not fully completed, is the subdivision still valid? Part of the subdivision was complete and lots sold but the remainder of the subdivision has been unchanged for a few decades. Lauren Bressett referenced the Subdivision Regulations, Section IX: Revocation of Planning Board Approval and RSA 676:4 (a) which establishes a 4 Year timeline. However, the deed still notes the individual lots. The board will seek town counsel advice on this matter.

John Snowdon moved to adjourn the meeting at 7:59 pm. Bruce Smith seconded that motion. All voted in favor.

Kristen Riley, Clerk.