

## **Agenda**

**Town of Strafford  
Development Review Board  
July 27, 2016  
7 P.M.**

**Call to order:** Terry called meeting to order at 7:05P.M.

**Member Attendance:** Martha Walke, Dan Ruml, Steve Campbell, Bonnie Bergeron

**Other Attendees:** Duane Lawrence, Duane Lawrence Jr, Mark Black, Curt Albee, Rebecca Seidel, Mary Linehan

**Approval of minutes:**

Martha Moved, Bonnie seconded, minutes approved.

**Report of Zoning Administrator:**

**New business:**

1. Informal discussion of Duane Lawrence application for Subdivision  
Duane Sr explained the intended subdivision including a right of way, septic system is approved, has 342 ft of frontage on Stableford Rd. The outline of the main property needs to be marked on the map with a heavy line.  
The application seems to be in place so it can be warned for the August meeting.
2. Warned Hearing for Linehan/Black application for Conditional Use CU2016-001  
Hearing opened at 7:25 P.M.  
Terry Cited the relevant section of the Zoning Ordinance 3.10  
The question of subdivision was discussed. It is not necessary to subdivide, if they want to subdivide it would be necessary to have the septic system for the existing house.  
The DRB wants to see the map for the mylar include the names of the abutters. This doesn't require additional survey, just additional information.  
The State suggests the relationship between two houses on the same property is that one house should be approximately 40% in size of the other building.  
The other relevant section of the Zoning Regulations is 4.10, the Conditions of Approval.  
Martha moved/Bonnie Seconded the motion to close the Hearing.  
Hearing Closed at 7:45P.M.  
  
Vote for Application of Conditional Use CU2016-001, 5 approval/no opposed.  
Condition of approval is based on updated mylar that includes the names of abutters, driveway and well and septic on the mylar.

3. Review Application for Subdivision by Marie Ricketts

Lot 2 is slightly under 3 acres, the surveyor needs to move the pins a few feet to insure compliance, and get approval from the highway department for driveway access. Marie will be unavailable for the next 10 months, Tom Otterman will represent her at a warned hearing.

**Old business:** 1. Application for Subdivision by Emme Doyle,

**Adjournment:**

Motion to adjourn, Martha moved/Steve seconded. Meeting adjourned at 8:45 P.M. The next Development Review Board meeting is scheduled for Wednesday, August 17, 2016 at the Strafford Town Office.

Respectfully Submitted,

Elizabeth Clarke, Clerk  
Town of Strafford Development Review Board