

TOWN OF BENNINGTON  
PLANNING BOARD  
Minutes of the Meeting- September 9, 2013

Present        David McKenzie, Chairman  
                 Christopher Maple, Vice Chairman  
                 Jeffrey Rose, Ex-Officio

Guests        Lorna Clark  
                 Peter Clark II  
                 Leigh Bosse  
                 Joyce Bosse

Chairman McKenzie called the meeting to order at 7:12 p.m.

The minutes of the August 12, 2013 meeting were reviewed and accepted with a minor change.

Lorna Clark and Peter Clark II came before the Board for an informal chat session. Mr. Clark inquired about the process to excavate his property to create a larger area to ride his four-wheeler. Mr. Clark owns a 7.5-acre lot located on Map 8, Lot 1c. Some of the material that would be removed would be used to fill in areas of the property, but the rest would be hauled off site. The proposed excavation would not be close to the property line. Mr. Clark was informed that nothing need be done if all the material stays on site. The Board instructed Mr. Clark as to the procedure to apply for an excavation permit. If the excavation is incidental to a building project the landowner would be referred to the Board of Selectmen. If material was removed, an excavation permit needs to be processed.

Leigh Bosse approached the Board on behalf of Mr. Joshi and the Highland Inn Condo project. Mr. Bosse presented mylars for the Board to sign. Mr. Bosse stated that he has spoken with the Code Enforcement Officer and everything is set for the project. The mylar must be signed before it can be filed with the Registry of Deeds. The condo documents have not been registered yet, but will go in at the same time as the mylars. Mr. Bosse stated that he would file the Condo Documents with the Town Clerk in the morning. The Board noted that they would review the documents and contact the Code Enforcement Officer. Mr. Bosse left two paper copies with the Board.

Chairman McKenzie presented the mylars for the Blanchard sub-division, Map 13, Lot 3 to be signed. It was noted that the missing sheet number one is the topographical map. There is no narrative stating the easement, as the plat is adequate. Having the questions about the Blanchard Sub-division answered, Jeffrey Rose made a motion to sign the mylars and file copies with the Planning Board, Selectmen and the Conservation Commission. The Board approved the motion.

There is no update on the potential James Sub-division.

The Board reviewed and compared the plats and mylar for the Highland Condo project. The plats that were presented were not the revisions that had been accepted by the Planning Board. The Planning Board questioned why they were being asked to sign a new mylar as they had signed one at the time of the sub-division. The plats and mylar were held and not signed at this time.

There being no other business at hand, the meeting was adjourned at 9:20 p.m.

Respectfully Submitted by

Debra Belcher  
Planning Board Recording Secretary