

TOWN OF BENNINGTON  
PLANNING BOARD  
Minutes of the Meeting- June 11, 2018  
Minutes accepted on July 9, 2018

Present        Sam Cohen, Vice Chairman  
                 Christopher Maple  
                 Mark Mackesy, Ex Officio

Guests        David Hardwick  
                 Amy Hardwick

Vice Chairman Cohen called the meeting to order at 7:34 p.m.

The minutes of the May 14, 2018 meeting were reviewed and accepted as written.

The continuation for the Public Hearing for a sub-division at Map 19 Lot 21a was opened at 7:38 p.m. As Christopher Maple had been acting Chairman for the previous hearing, he was asked if he would like to continue through the end of this case. Mr. Maple suggested that Vice Chairman Cohen continue as acting Chairman. It was noted that Dennis McKenney, agent for Mr. and Mrs. Hardwick was not present. Mr. and Mrs. Hardwick provided the Board with the updated plats for the proposed sub-division. If the sub-division is accepted, the Planning Board will need to give a recommendation to the governing body before a building permit will be issued as per RSA 674:41. It was noted that RSA 672:6, the governing body in a town refers to the Board of Selectmen. The Planning Board reviewed the plat noting that the Planning Board does not issue the new numbering for sub-divided lots. Vice Chairman Cohen noted that this hearing is only for the approval of the sub-division. It was noted that the Planning Board has received copies of the deeds from both Hardwick property and Valentin property showing the previous land exchange between the lots. Mark Mackesy made a motion to approve the sub-division for Map 19 Lot 21a as noted subject to the receipt of a final mylar. Christopher Maple seconded the motion and all were in favor.

Christopher Maple made a motion that Vice Chairman Cohen will write a recommendation to the Board of Selectmen as per RSA 674:41 I. (d) noting the endorsement by the Planning Board for the Selectmen to approve building permits for the newly established lots. Mark Mackesy seconded the motion and all were in favor. Vice Chairman Cohen noted that the Hardwicks need to be aware of RSA 674:41 when applying for a building permit. The municipality neither assumes responsibility for maintenance of said private roads nor liability for any damages resulting from the use thereof; and prior to the issuance of a building permit, the applicant shall

produce evidence that notice of the limits of municipal responsibility and liability has been recorded in the county registry of deeds for the lot for which the building permit is sought.

The Public Hearing was closed at 8:06 p.m.

There being no new business, the meeting was adjourned at 8:08 p.m.

Respectfully Submitted by

Debra Belcher  
Planning Board Secretary