



Town of Lebanon
INLAND WETLANDS COMMISSION
Regular Meeting
Monday, December 7, 2020
7:00 p.m.

TELECONFERENCE MEETING

Minutes

Members Present: James McCaw (Chairman), Dennis Latchum, Carl Bender, Jim Hallene, Robert Slate, Dean Gustafson, John Drum, Michelle Trani
Member Absent: Jim Bender
Others Present: Philip Chester (Town Planner), Catherine McCall (minutes)

I. CALL TO ORDER

The meeting was called to order by Chairman James McCaw at 7:00 pm.

II. OLD BUSINESS

- a. IW-20-8722: William Swale, Kelleys Corner, Assessors Map 105, Lots 143 & 145. Filling 2,150 square feet of wetlands for new home construction. Discuss and act. Wesley Wentworth and William Swale attended. Mr. Chester outlined the proposed conditions of approval discussed at the November 2nd meeting. Mr. Drum noted that he is concerned with the application as the Commission has never allowed this type of project with filling of wetlands previously. He believes the proposed tree plantings will be inadequate to protect the site and that the construction will extend beyond the area indicated on the plan.

Motion made by John Drum to deny this application without prejudice. The motion was seconded by Robert Slate. There was further discussion, and Dean Gustafson noted that any motion made on this property should be made in the affirmative and the motion should be made to approve with conditions outlined and then the commission should vote. **Mr. Slate rescinded his second of the motion. Motion fails.**

Motion made by James Hallene to approve the application with the seven (7) conditions outlined in the document provided by Mr. Chester. The motion was seconded by Dean Gustafson. Rob Slate, Dennis Latchum, and John Drum voted to deny the application. Carl Bender, James Hallene, Dean Gustafson, and Michelle Trani voted to approve the application. James McCaw abstained. Motion carried.

- b. IW-20-3: Michelle Wood, Hull Forest Products (applicant), James and Kimberlee Boulay (owner), Assessors Map 222, Lot 47.012. Timber harvest. Michelle Wood presented.

Motion made by John Drum to accept the timber harvest as an as-of-right. The motion was seconded by Robert Slate. Motion carried unanimously.

III. NEW BUSINESS

- a. IW-BUF-20-2: Seth Coty, 412 Norwich Avenue, Assessors Map 276, Lot 9.001. 30' x 80' storage garage. Mr. Chester noted that he has asked Mr. Coty to present more detailed plans and is recommending that the Commission not accept this application until such time as the plans are submitted or the Governor's Executive Order allowing an extension of the time for acceptance has expired.

Motion made by Robert Slate to table this item. The motion was seconded by Dean Gustafson. Motion carried unanimously.

Motion made Dennis Latchum to add a review of the proposed Inland Wetlands budget as item b. under New Business. The motion was seconded by James Hallene. Motion carried unanimously.

- b. Review of proposed Inland Wetlands budget. The Commission reviewed the existing and proposed \$3,700.00 budget.

Motion made by Dennis Latchum to recommend that the FY 2021-22 Commission operating budget be \$3,700.00. Motion seconded by Dean Gustafson and unanimously approved.

IV. APPROVAL OF MINUTES

- a. November 2, 2020

Motion made by Robert Slate to accept the minutes of the November 2, 2020 meeting as written. The motion was seconded by James Hallene and unanimously approved.

V. TOWN PLANNER REPORT

VI. CORRESPONDENCE

VII. ADJOURNMENT

Motion made by Robert Slate to adjourn the meeting at 7:31pm. The motion was seconded by Dennis Latchum. Motion carried.

Respectfully submitted,
Catherine McCall