



Town of Lebanon

**CONSERVATION AND AGRICULTURE
COMMISSION**

Special Meeting/Site Walk
185 Randall Road, Anderson Property
Friday, October 26, 2012

MINUTES

Members Present: Jan Fitter, Vice Chair/Secretary
Keith LaPorte
Emery Gluck
Oliver Manning
Jon Slate
Paul Trubey
Members Absent: Marc Lang, Chair
Alton Blodgett
Howard Wayland
Toni Willard
Also Present: Philip Chester, Town Planner

The meeting was called to order at 2:00 p.m. Emery Gluck recused himself as a Commission member because of his interest in purchasing Parcel A.

The Commission walked the site to coordinate the location of future building envelopes and the public access route to Five-Mile Rock. In attendance was Attorney Patrick Prue representing the Anderson family (owner), abutters Scott and Joan Nichols who are interested in purchasing Parcel B, and Bill Champagne and family who are interested in purchasing Parcel C and the additional 2.5-acre building envelope not included in the conservation easement area.

The Commission recommended the following regarding future building envelopes:

Parcel A: (44 acres)	Building envelope to be 3-acres in size w/300' road frontage located at the southwest corner of the site at Sisson Road.
Parcel B: (89 acres)	Future building envelopes not exceeding 3-acres in total size for residence and agriculture buildings shall be permitted and noted on survey and in easement as floating until such time as owner requests location(s) and said location(s) is agreed to by the Town of Lebanon.
Parcel C: (31 acres)	2.5-acre building envelope not included in easement area to be relocated near center of property at existing grove if agreed to by USDA/NRCS – otherwise envelope is to stay at southeast corner of site on Sisson Road.

The meeting adjourned at 4:30 p.m.

Respectfully Submitted,
Philip S. Chester, Town Planner
November 5, 2012

(Minutes are unapproved as of transcription date.)