

**SITE WALK**

**BRADFORD AND LYNN MILLER – TAX MAP 18, LOT 15**

Marsh View Drive

**PRESENT:** Planning Board: Marie Varian, Chairman; Stephen Thayer  
Codes Enforcement Officer: Lee Rainey  
Applicant's Rep: Arthur Reno  
Abutters: Thomas Gilliam; Norman Gilliam, Jr.; Roberta Gilliam  
Conservation Committee Members: Jean Perkins; Ellen Winchester

Site walk started at 7:35 AM.

Viewed the existing excavation at the beginning of the driveway. Even though it is not under the Planning Board's jurisdiction, it should be mentioned that trees were cut and excavation work done on the Gilliams' abutting land without permission. They are very upset but know that it is a civil issue. A 60' x 60' triangular shaped right-of-way along the Gilliams' southerly line had been sold to Hook Rock many years ago. Apparently, according to the Gilliams, that R/W wasn't large enough for easy driveway access and the Millers knew the status when they purchased the land. Attorney Stinson (Bath) has documentation that describes the land stipulations.

Viewed temporary pins erected along the property line by the Gilliams. Viewed flagging marking the proposed driveway. Viewed the property pin where the Rowley, Miller, Gilliam, and St. John lines meet.

Viewed two areas of ledge that will have to be blasted. The ledge debris will be used for driveway fill. Discussed laws governing blasting – Reno will check into it and will comply with all laws. No blasting will be done on Gilliam property.

Viewed the map that was filed for a Permit by Rule by the DEP. Lee Rainey, CEO, confirmed that the PBR has been approved by the DEP. Followed the driveway location as shown on the map and viewed flagging along the right side of the driveway. Viewed the flags delineating the wetland area. <sup>Viewed</sup> the map showing where culverts are needed on two seasonal streams

Viewed the flags at the proposed house site – site is 30' outside the Resource Protection Zone's 250' setback. Discussed septic disposal placement inside or outside the Zone. CEO said a DEP permit is needed if there is more than 4300 sq. ft. of cumulative impact.

The Board had questioned the availability of an apparent roadway on land to the south toward Rowley property which appeared to be a driveway possibility as there seemed to be no need for blasting. Reno said the road would be longer and more costly and that it would be very close to the Rowleys.

Woodlot Alternatives, Inc. will make a report of any wildlife and botanical issues that the driveway may have. All driveway construction will comply with the DEP's BEST MANAGEMENT PRACTICES handbook.

Site walk ended at 9:00 AM.

Notes taken and prepared by:

Marie Varian Marie Varian, Planning Board Chairman