

Planning Board Meeting
November 6, 2024

The Regular meeting of the Cambridge Planning Board was duly called, Wednesday, November 6, 2024 at 7:00 PM at the Cambridge Town Hall.

Present: Scott Clark Planning Board Chair, Valerie Morigerato, Gerald Skiff, Dorothy Yurschak, Jonathan Shambo, Heather Greenawalt Secretary, Brian Larson, Anne Marko and Michael Marko, Stuart Ziehm, Johnie Hatfield, Patricia Krausse

Approving of the Minutes

Dorothy Yurschak motioned, seconded by Gerald Skiff to approve the minutes from the October 2, 2024 meeting.

Vote: Ayes – 5 Noes – 0

Communications

Scott Clark reported that other inquiries on subdivisions codes and regulations.
Reported that Easton site visit to take a look at the site in Vly Summit (Marko Property).

Public Hearing for the Larson Subdivision

Public Hearing for the Larson Subdivision opened at 7:10 PM.
Public Hearing held for 65 King Rd. Tax Map #280.-2-32 5.5 acre lot, minor subdivision of 1 acre lot from the parent parcel conveying to his son to put in a double wide.
Johnie Hatfield a neighbor had a concern about how close the septic of the new modular would be to his well. Concerns that the septic is not 200 ft from the well. He also said that the contractor had cut all the trees down off his property at the end of the driveway. (says that he has pictures)
It was mentioned that concerns may need to bring in the county about permitting of septic from the Hatfield well. Steve Dean is the engineer and he has looked at the plans for the septic also.
It was suggested that Steve Dean, Theo from County Code Enforcement, Johnnie Hatfield and also a Planning Board member meet to look the situation over.
So it was decided by the Planning Board to run notice again for the Public Hearing and hold it at the December 4th meeting, pending review of the county.
Closed the Public Hearing 7:20 PM

Scott Clark motioned, seconded by Dorothy Yurschak to hold the Public hearing again at the December 4, 2024 Planning Board meeting, pending the review with the County Code Enforcement.

Vote: Ayes – 5 Noes – 0

Donald English Trust Subdivision

Patricia Krausse presented the survey for 128 English Rd Tax Map #262.-2-1. The survey determined that the parcel would be 35.07 acres across the road from the parent parcel on the southside of the parcel. The parcel is straight forward, they did the environmental Form for the English property and found no impact on the property.

Jonathan Shambo motioned, seconded by Gerald Skiff to grant permission to move forward to the Public Hearing December 4, 2024.

Vote: Ayes – 5 Noes – 0

Tiashoke Farm (Old Turi property)

Stuart Ziehm was present at the meeting and presented the survey map for 7 Galloway Lane Tax Map #279.-2-23 this is a subdivision of the Eastside of the Grange Hall. The property will be sold and used for hunting purposes. The parcel is 42.23 acres. The Environmental will be completed next meeting and the Public hearing will be held.

Dorothy Yurshack motioned, seconded by Gerald Skiff to grant approval to move forward with the Public Hearing for the Tiashoke Subdivision at 7 Galloway Lane. The Public Hearing will be held on December 4, 2024.

Vote: Ayes – 5 Noes – 0

Vly Summit Property

Anne and Michael Marko reported on the Vly Summit Property (Guy Adams parcel) Survey map presented Tax Map #261.-2-16.1. Met with Easton approved motion for the subdivision and waved the Public Hearing in the Town of Easton. So approval was given to move forward with the survey for the Town of Cambridge. It was decided determine the boundary line adjustment between the Town of Cambridge and Easton at a later date. There would be a site visit for the Town of Cambridge and Easton before the next meeting on November 25th. There was concerns about the road frontage for the Town of Cambridge portion of the property it was determined that Town of Cambridge piece is 79 links. Which is 51.48 ft of Road frontage, total acreage of Town of Cambridge parcel is 3 acres. The Town of Cambridge Planning Board gave go ahead to move forward for the survey and will have the Public Hearing at the December 4th meeting.

Gerald Skiff motioned, seconded by Jonathan Shambo to grant permission to Anne and Michael Marko on the Vly Summit Property to move forward to the Public Hearing on December 4th meeting.

Vote: Ayes – 5 Noes – 0

There being no further business before the Planning Board the meeting was adjourned at 8:00 PM.

Respectfully Submitted,

Heather Greenawalt
Planning Board Secretary
Town of Cambridge