

Town of Stratton Selectmen's Meeting

August 22, 2022

Present: Selectmen: Al Dupell, chair, Chris Liller, Greg Marcucci and Boomer Walker; Kent Young – Clerk; Steve Petrik of SoVTA and Louis Keller, property owner.

7:30pm: Al Dupell called the meeting to order. Orders were reviewed and signed.

Modifications – The clerk asked that consideration of a ditching complaint and consideration of an Access Permit application be added to the agenda. Boomer Walker so moved. Chris Liller seconded – all concurred.

Ditching Complaint on Shepardson Rd.: Louis Keller, owner of 37 Shepardson Rd. attended the meeting to discuss what he thought was excessive changes to the ditching along the road right-of-way, through his yard. The Road Foreman summarized the project for the board and stated that he had previously spoken with Mr. Keller and had been under the impression that the issue had been resolved. The Foreman said that the project is not yet complete – that the Road Crew will return to finish the work as he had discussed with Mr. Keller previously, but that they intend to maintain the ditching necessary for the runoff at that location. Mr. Keller said he was not satisfied with the plan and wanted the Selectmen to visit the site. The Selectmen agreed to hold a site visit, but that each member will visit the site at their own convenience. Discussion of this issue will continue at the next meeting. At this time, Mr. Keller left the meeting.

Town Forest: Steve Petrik was present to discuss progress on the trails and the plans for the parking lot there. General discussion: Mr. Petrik informed the board that a neighboring Dover resident wanted the trails moved back away from his property line as far as possible. Mr. Petrik stated that they did move that trail away from the line to some extent. He provided an online link for the Selectmen to view the site at their convenience. Mr. Petrik then stated that a stake apparently marking an abutter's interpretation of his property line, as determined after the Handle Rd. had been discontinued, had been placed on the Town Forest side of the centerline of the old road, as it exists now. The Town believes that the new property line is located at the center of the old road. The discontinuance documents of 1990 stated that the old road remains as a 50 ft. right-of-way (implying 25 ft. in either direction from centerline of the old roadway); therefore, the Town has a right to use it to access the Town Forest, with no restrictions. The intent will be to then access the parking lot from this right-of-way and that the lot will not encroach upon the right-of-way, nor will the Town restrict usage of said right-of-way for those who have use of it, as per the discontinuance agreement. The Town Clerk agreed to get additional verification regarding this issue from the Town Attorney before work on the Access and the parking lot begins. At this time, Mr. Petrik left the meeting.

Road Crew Issues: FEMA Grants: No progress regarding said reimbursement. **CaCl tank and equipment:** Chris Liller said that the town did not use the necessary gallonage to meet the contract requirements that would have ended this year with the Town owning said tank and equipment. He recommended that the town sign an additional three-year contract with Innovative, with a reduced usage requirement. He pointed out that this arrangement will ensure that we have a tank and that the company will maintain it for an additional three years. The Selectmen concurred and Al Dupell signed the contract extension. **Erosion Inventory Grant:** Chris Liller presented said grant approval to the Board and Al Dupell signed said Grant.

Rec. Area: Chris Liller had received a quote to resurface the skating rink / basketball court and repaint the lines to cover the area vandalized last spring. He recommended that the Board budget about \$5000.00 next year for this purpose and postpone this work until next summer.

Town Hall: No requests were received.

Access Permit: The board reviewed an Access Permit application submitted by Geoff Steinfeld for his 5-acre lot on Mountain Rd. (0800046). The lot is divided by Little Kidder Brook. The lower section has an access from Mountain Rd., but there is no access onto the upper section. This lot is within the Town's Greenbelt overlay district per the Zoning Regulations, which limits the distance between accesses on properties owned by the same entity to 2000 ft.. The distance to the requested access is much less than that. Under normal circumstances an additional access would not be permitted; however, with consideration to the potential hardship of accessing the upper lot, due to the brook, an additional access from the roadway, may be justified. The potential hardship is that a large and expensive culvert installation seems to be the only other resolution for access onto that portion of the lot. The Selectmen concurred, but do not have the authority to authorize the waiver for the access; however, they did agree to approve the Access with the following conditions: 1) The owner shall obtain approval of a zoning waiver (per procedure this waiver can be obtained from the Zoning Board of Adjustment). 2) If the waiver is obtained, construction of the access shall be coordinated with the Road Foreman for installation of an adequate culvert. Boomer Walker so moved. Chris Liller seconded – all concurred.

Minutes: Boomer Walker moved to approve the Selectmen's minutes of August 8, 2022. Chris Liller seconded – all concurred.

Adjourn: Boomer Walker moved to adjourn at 8:20pm. Chris Liller seconded – all concurred and the meeting adjourned.

Minutes by:

David Kent Young