

Town of Gilford
Planning Board

Site Visit Minutes

Trailview Drive – Theodore Bolotin Property

April 19, 2010

Members present: Chair Polly Sanfacon; Vice Chair John Morgenstern; Selectmen's Representative Kevin Hayes; Regular Members Jerry Gagnon, Dick Waitt, Richard Vaillancourt, and Richard Sonia; and Alternates Dennis Corrigan, Wayne Hall, and Chan Eddy. Also present were Sheldon Morgan, Director of Public Works; John Ayer, Director of Planning and Land Use; Regina Nadeau, Attorney representing Mr. Bolotin (applicant); and Steve Smith, Surveyor for applicant. A few members of the public were also present.

The meeting convened at 5:30 p.m. at the hairpin curve in Trailview Drive in front of the driveway to Lot #256-009.000 (2 Trailview Drive – a “flag” lot). J. Ayer introduced a few of those present, gave a brief background on the purpose of the site visit, and turned the time over to J. Smith to explain the proposal, which involves a lot line adjustment, and a subdivision creating a 27-acre lot without frontage but having access via the driveway to Lot #256-009.000.

A discussion ensued regarding the sharpness of the curve and the difficulty of accessing the driveway. A suggestion was made to modify the angle of the driveway where it intersects the road to improve accessibility and to reduce the conflicts created within the road. This would require relocating a guy wire for an adjacent power pole which is anchored within the area where the driveway would be moved to. Further discussion ensued.

S. Morgan said he might be able to add a little elevation to the lower portion of Trailview Drive when it is renovated this year which could improve vehicular access around the hairpin curve. The group then moved toward the end of Trailview Drive to view and briefly discuss the drainage under the road.

The meeting concluded at 5:55 p.m.

Respectfully Submitted,

John B. Ayer, AICP
Director of Planning and Land Use