



Town of Hollis

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HOLLIS PLANNING BOARD SITE WALK MINUTES

January 7, 2023 – 9:00 AM Meeting – 67 Lone Pine Lane (Lone Pine Hunters Club)

FINAL

PLANNING BOARD MEMBERS PRESENT: Bill Moseley, Chair; Doug Cleveland, Vice Chair; David Petry Ex-Officio, Rick Hardy, Julie Mook, Mike Leavitt

ABSENT: Chet Rogers; Jeff Peters; Benjamin Ming; Virginia Mills

STAFF: Kevin Anderson, Town Planner & Mark Fougere, Planning Consultant

WEATHER: Sunny, 30°F

File PB2022:018 – Conceptual Review: Proposed development of a portion of 93.6 acres located on Lone Pine Lane into a Major Subdivision with 12 single family lots, Map 15 Lot 71, Zoned R&A. Owner & Applicant: Lone Pine Hunters Club, Inc.

Lone Pine Members Present: David Ebel, Brian Ricard, Doug Davidson

Also Present: Bradley Casperson – Meridian Land Services, Inc.; Conservation Commission, Tom Dufresne, Chair; Paul Armstrong, Ex-Officio; Bernadette McQuilkin, Laura Bianco; Trails Committee, Sherry Wyskiel, Chair.

CALL TO ORDER – 9:01 AM.

The Planning Board convened at the entrance gate of 67 Lone Pine Ln, Lone Pine Hunters Club to conduct a site walk for the proposed twelve lot subdivision.

Chair Bill Moseley reviewed the procedural rules regarding site walks; specifically, that a site walk is a public meeting and the public is welcome to attend, but no public input is allowed.

B. Casperson gave a brief overview of the project and described how the road was staked out. He stopped at both existing driveway culverts and described that they may need to be improved.

B. Casperson directed the group to the old existing stone foundations that were mentioned at the Planning Board meeting on 12/20/2022.

B. Casperson continued to lead the group along the entire proposed road. The group stopped at the Hillside Drive connection point and discussed the wetland crossing and the road tie-in. K. Anderson asked that the wetland be checked for a vernal pool.

At the direction of the Chair the Board walked back to the site along the property line of the proposed house lot with the irregular shape of a pan handle.

46 The group re-convened along the driveway of the club. K. Anderson requested the group be brought to the
47 former skeet shooting range.

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49 The representatives of Lone Pine Hunters Club offered and gave a tour of their facility including the function
50 space, indoor shooting range and the Nashua River access.

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52 The Chair called the meeting.

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54 **ADJOURN – 10:18 AM**

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56 Respectfully submitted,
57 Kevin Anderson, Town Planner