

**MOUNTAIN LAKES DISTRICT  
PLANNING BOARD MEETING  
November 3, 2010**

1. **Call or Order:** Christopher Demers called the meeting to order at 6:25 P.M.
2. **Roll Call:** Christopher Demers, Pauline Bonanno, Mike Bonanno, Tom Eighmy, Don Dubrule, Elizabeth McCall
3. **Absent:** Florence Hartmann
4. **Visitors:** none
5. **Minutes of the Previous Meeting (10/07/10):** Christopher Demers made a motion to accept the minutes of the previous meeting as written. Pauline Bonanno seconded the motion. The motion passed unanimously.
6. **New Zoning Applications:**
  - a. Received application to merge two lots. Will proceed to Haverhill Planning Board for decision. Tom Eighmy suggested a thank you note be sent for having received this notice of the application.
7. **Status of Current Zoning Applications:**
  - a. Tom Eighmy brought up that the sheet is still missing the dates that each project was issued.
  - b. Pauline Bonanno suggested that they inform Stan Borkowski that there are still for sale signs up in different locations in Mountain Lakes that need to come down.
  - c. Elizabeth McCall asked if Stan Borkowski knew about this Planning Board Meeting. Christopher Demers said he had Marsha Luce send him an email about the meeting. However, no response was received.
  - d. Mike Bonanno made a motion to recommend to the commissioners that Stan Borkowski be terminated from his position as Zoning Officer. The motion is being left on the table. Pauline Bonanno suggested that they review his job description. Christopher Demers said that he would contact Stan Borkowski to inquire when in December he can attend a meeting and they will then adjust the date of the next Planning Board Meeting as needed. Until he responds, the meetings will be scheduled back to Thursdays.
  - e. Batchelder – project complete. Will be removed.
  - f. Barnes – project complete. Will be removed.
  - g. Fournier – project complete. Will be removed.
  - h. Wessem – project complete. Will be removed.
  - i. Brady – project complete. Will be removed.
  - j. Chase – project complete. Will be removed.
  - k. Lampert – project complete. Will be removed.
  - l. Steiger/Brown – Will be removed.

m. Borkowski – project complete. Will be removed.

**8. Pending Business:** Elizabeth McCall asked what they can do to make renters more aware of the covenants and easements in Mt. Lakes. There are many renters that come and go throughout the year and many are in violation of the covenants and easements by using ATVs. Christopher Demers said they have a book available for renters. Pauline Bonanno suggested that the police be contacted with pictures of any violations. She also suggested that they ask the commissioners to send out a blanket form with the water bill reiterating all the important rules and asking to leave it out for the renters.

**9. New Business:**

- a. Christopher Demers announced that he has emailed the lawyer requesting that he put the Ordinance in his own words.  
Pauline Bonanno asked Christopher Demers if he made it clear to the lawyer that all permits must be approved before any clearing is done. Christopher Demers confirmed that he did. Brief discussion followed about the concerns of what may and may not be included in the lawyer's draft of the new Ordinance.  
Mike Bonanno asked if they'd have to take it to the town once the new Ordinance was complete. Christopher Demers said they didn't.
- b. Tom Eighmy brought up Don Drew's email about a ten year build out plan for the Water Committee. Don Drew asked if anyone on the Planning Board Meeting knew anything. Christopher Demers said they build about 5 houses per year on average. Tom Eighmy said if we go back to the 5-year plan, there will be water related information already written. Most of the lots in this district have been built upon this 5-year plan. He said we expect no more than an average of 3-5 more houses built per year for the next ten year maximum. Brief discussion followed.

Christopher Demers made a motion to adjourn the meeting. Pauline Bonanno seconded the motion. The motion passed unanimously. The meeting adjourned at 7:15 P.M.

Respectfully Submitted,

Faustina Lalmond