

READFIELD PLANNING BOARD

Minutes of Wednesday, June 10, 2020

Planning Board Members: Paula Clark (Chair), Jack Comart (Vice Chair), Don Witherill, Jay Hyland, Bill Godfrey, Bill Buck

Others Attending: Jaime Hanson (CEO), Jake Turgeon (Owner of Turgeon Agenda Item), Alan Williams (Project Manager for Parkhurst Agenda Item)

Meeting called to order at 6:35 pm by Paula Clark

Public Hearing:

Public Hearing on Parkhurst application opened at 6:35 by Paula Clark

- Review of Parkhurst project to add crawl space foundation as preventive maintenance under existing nonconforming single family home in the Shoreland Zone.
- Report on site visit by Don, Bill G. and Bill B. No practical alternative to current siting of building given encroachment on road/ railroad set back.
- No abutters offered any comments regarding the proposal.

Motion made by Paula Clark to close the public hearing at 7:25 pm, **second** by Jack Comart.
Vote 5-0 in favor.

Motion made by Jack Comart, seconded by Don Witherill, to approve the application, as amended, on the condition that the foundation not meet the standards for a basement, i.e. be under six feet in height, that the overall height of the structure not be increased and that the applicant work with the CEO on erosion control measures prior to, and throughout construction phase.

Vote 6-0 in favor.

New Application: Turgeon: Review of Turgeon project to change existing two-family house to (three-unit) multi-family house by adding kitchen and bathroom to basement and finishing, and expanding existing 360 gpd septic system to 570 gpd per submitted HHE-200.

Applicant represented that the new basement unit has at least two doors for egress, that each unit has a separate driveway with parking and that the lot area exceeds the required 240,000 square feet for a three-unit multi-family housing project.

Motion to find the application complete, notify abutters, schedule a public hearing and waive the site visit, made by Jack Comart, **second** by William Buck.

Vote 6-0 in favor.

Administrative Items: Introduction of Jaime, being the new CEO and discussion of his roles going forward as they pertain to supporting the Select Board and Planning Board.

Meeting adjourned at 7:25 pm

Next scheduled meeting(s): Wednesday, June 24, 2020