

READFIELD PLANNING BOARD

Minutes of Wednesday, January 25, 2017

Planning Board Members: William Buck, Jack Comart, Jay Hyland, James Schmidt, Andrews Tolman, Don Witherill

Others Attending: Gary Quintal; CEO, Kristin Parks; Board Secretary, Dan Roy

Public Hearing opened at 6:33 pm.

1. **Fred & Carol Crossman – (agents) – Daniel & Connie Roy**
86 Torsey Shores Road M106-L89 (see application amendments)
Raise roof ridge with sleeping loft and additional 6x20 deck
LUO – Non-Conforming Structure n Shoreland Residential –
Article 3, Section 4 – height limits & high water setback
 - No one from public in attendance.

Motion made by James Schmidt to close the Public Hearing at 6:34 pm, second by Don Witherill. Vote 6-0 in favor.

Public Hearing closed at 6:34 pm.

Regular Meeting started at 6:35 pm.

Application:

1. **Daniel Salisbury**
256 Gorden Road (M130-L017) Memory Care Facility in Rural Residential
LUO - Community Living Arrangement – 16 persons
Article 7, Section 5 – more than 8 persons
***60 day extension approved by PB on 1/11/17 – (review by 3/8/17)**
 - Daniel Salisbury is still working on getting the final plans together.
2. **Fred & Carol Crossman – (agents) – Daniel & Connie Roy**
86 Torsey Shores Road M106-L89 (see application amendments)
Raise roof ridge with sleeping loft and additional 6x20 deck
LUA – Non-Conforming Structure n Shoreland Residential –
Article 3, Section 4 – height limits & high water setback
 - A brief review of the changes to the property. The deck is not moving any closer to the water and there is grass as you are going down towards the water and is fairly flat. No site visit was needed but pictures were supplied by Gary. The full septic application is on file in the CEO office (Gary to supply copies of septic plans to Planning Board as projects require).
 - *Motion made by James Schmidt to approve the application as amended with standard conditions, second by Andrews Tolman. Vote 6-0 in favor.*

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New Application:

1. None

Administrative items:

- **Definition of – “nonresident” (Art8, S7,11) – “light Industry” (Art7, S5, Industrial)**
 - Resident means an individual that is part of a household at a given address. Nonresident is an individual not residing at a given address for which a permitted activity requires.
 - Light Industry – Gary to find a proper definition and bring forward to the Planning Board for discussion.
- Review of Minutes 01-11-2017
 - **Motion** made by Don Witherill to approve the minutes of the January 11, 2017 meeting as presented, **Second** by James Schmidt. **Vote 4-0-2**, abstained by Williams Buck and Andrews Tolman due to being absent at last meeting.

Meeting adjourned at 6:52 pm.

Next Planning Board Meeting scheduled for Wednesday, February 8, 2017.

Minutes approved 02-22-2017