

EASTPORT MUNICIPAL PLANNING BOARD
MINUTES OF THE MEETING
TUESDAY, October 9, , 2018 6:00 PM CITY HALL

This is a combined scheduled monthly Planning Board meeting and a Special Public Hearing for a proposed Zoning Change from R2 Residential to B2 Highway Business

Members Present

Michael Morse, Chairman, Ron DeFilippo, Secretary Hugh French, Tom Ries, Rachael Cox, *Alternate*, Jamie Bacon *Alternate* Bob O'Hayer - *Excused*

Also present: Robert Scott, Assessor, CEO, LPI

Public persons present: Jo Sutton, the Applicant for the zoning change, and her son and Robert Osmann. Jim Gould, resident of 9 Deeks St, Quoddy Village, a neighbor

Call To Order

Chairman Morse called the meeting to order at 6:00 pm

Adjustments to the Agenda

There were no adjustments to the agenda

Public Hearing for Proposed Eastport Zoning District and Map change

Jo Sutton, owner of Backyard BBQ describes the take out food business operating out of a "food truck" (which is actually a recreational trailer on wheels). They use an outside mobile smoker and have a few picnic tables with benches. They have been operating on Arnold St (zoned B2) on rented property but would like to move the trailer to their owned property a block away. Chairman Morse explains that the lot they want to use is non conforming because it is only 9,000 square feet and B2 requires a minimum 20,000 square feet. However, they own two other adjoining lots and if the three lots were combined on one deed the combined square footage would be 23,229 and it would then be conforming. The parcel across the street from this request, on Brinker St and Arnold St is already zoned B2 Highway Business.

There was no vote on this application. The Board agreed to a continuance pending the outcome of the property owner combining lots into one deed to meet minimum standards for B2 zoning. Because other abutters will now be involved, a second Public Hearing will be required.

Public Hearing Is Closed

Chairman Morse moves to continue the Public Hearing once the lots are joined together and the parcel is conforming in size. Ron Seconds. Vote is unanimously approved 5 - 0.

Approval of Minutes (August 14, 2018)

Tom moves to accept the minutes from the August 14, 2018 meeting. Michael seconds. Approved unanimously 5 - 0.

New Business/Old Business

There was no new business and no old business to discuss. Ron makes a motion to adjourn. Tom seconds. Unanimously approved, 5 - 0. Meeting adjourned at 7:00 pm