

**Town of Gorham
Planning Board Meeting
January 24, 2012**

Members Present: Lawrence Guay, John Losier, Earl McGillicuddy, Paul Robitaille (Selectman), Barney Valliere, Michael Waddell (Chairman)

Excused: Bruno Janicki (Alternate), Michael Guay, Reuban Rajala (Alternate)

Absent: Daniel Buteau

Public: Robin Frost, Michelle Lutz, John Scarinza

7:01 pm Chairman Waddell called the meeting to order and opened the **Public Hearing on Zoning changes**, there were no public at the time. Paul Robitaille made the motion to recess from the Public Hearing at this time and revisit it after the Review & Acceptance of the Minutes and Commercial Building Permits. Earl McGillicuddy seconded the motion; all in favor.

Review & Accept Minutes of January 5, 2012: Motion was made by Barney Valliere to accept the minutes as written. Earl McGillicuddy seconded the motion; all in favor.

Review of Commercial Building Permits – there were three presented.

Bill Green for Windshield World to add a new sign.

Harold & Marilyn Munce for Portland Glass, replace existing sign

Harold & Marilyn Munce for Portland Glass, remove sign from Berlin and install in Gorham.

There was a general discussion; John Scarinza the temporary code enforcement officer stated that he reviewed all three and they are in accordance with ordinance. For the record, Chairman Waddell wanted it noted that for the purpose of voting tonight Mr. Losier would be a full member.

A motion was made, by Paul Robitaille, to accept all three permits as written. The motion was seconded by John Losier; all were in favor.

John Scarinza presented blueprint plans for the Hibachi Buffet, written by a firm out of New York City, working off the 2003 code. Gorham is currently using 2009 IBC codes. His attempt to reach this firm with questions has fallen short, no answer or answering machine. He did manage to speak to a Kim at the restaurant, asking for a phone number. Today she left him a message telling him the company currently is going through a transition. Short term holding pattern, but offered to let the board view the plans. The plans show they want to move the restrooms and open it up more. They would like to begin construction the first week of February. Mike Waddell asked if more seating would be added. Scarinza said no, and that according to Kim there would be no kitchen renovations, but the prints show other-wise. John Scarinza stated he did not review the prints in great detail but that he will once he gets to speak with the architect.

Chairman Waddell asked if there were any outside changes; John stated there were none. Paul Robitaille asked who currently owned the restaurant. John couldn't make out the name on the request.

Public Hearing Zoning Amendments: A motion was made to return to the Public Hearing on the Zoning Changes by Paul Robitaille and seconded by Earl McGillicuddy; all were in favor. There were no public comments.

Zoning Ordinance: (draft, dated 1/9/2012) Mike Waddell wanted to make certain this is what they want to put before the voters. Paul Robitaille made a motion to accept as written and move forward, Barney Valliere seconded; all in favor.

Mr. Waddell then asked Town Manager, Robin Frost, “since there were some changes done to the flood plain ordinance could she assist in the language for the warrant article and explanation in the Town Report, which she agreed to. She would also make certain it was sent to FEMA, Tara Bamford and DRA for their review.

New Business –Paul Robitaille wanted to comment on how the Budget Committee voted not to recommend \$13,260 for the Building Enforcement Officer. The Planning Board needs to send the Budget Committee a letter or attend the Public Hearing to make them realize how important the Code Enforcement Officer is.

John Losier, being a member of both boards, stated they discussed it in great length. It is felt that position needs to be self funded; charge for the permit and inspections. If the inspection fails an inspection the builder/home owner pays for the inspector to return. The fee for Commercial Permits needs to be increased. It needs to be self funded. There needs to be a process of inspections.

Mike Waddell pointed out that without funding in the expense line the position cannot exist regardless of how it may be funded.

Barney Valliere requested that John Losier ask the Budget Committee to reconsider its position and to fund the position. He agrees that the Inspector should be self-funded but the line needs to be funded first.

John Losier agreed to bring the concerns of the Planning Board back to the Budget Committee and he stated that it was not their intent to eliminate the position.

Old Business - none

The next meeting will be on **February 16, 2012** at 7 pm

Adjournment: 7:45 pm Motion to adjourn was made by Barney Vaillere, seconded by Paul Robitaille, all approved.

Respectfully submitted by,
Sharon Amero