

**Town of Otisfield
Planning Board Meeting Minutes
April 21, 2009**

1. **Call to Order:** The regular meeting was called to order at 7:01 PM.
2. **Attendance:** Members present were Chair - Stan Brett, Vice Chair - Dan Peaco, Herb Olsen, Beth Damon, Alternate - Dave McVety & Alternate – Karen Turino. (Absent - Recording Secretary - Mike McAllister)

Code Enforcement Officer: Richard St. John *Absent
Planning Board Secretary: Tanya Taft

3. **Quorum:** Board had a quorum. *Motion to move Karen Turino up as a voting member.

4. **Secretary's Report:**

- A. Regular Meeting Minutes from April 7, 2009. Motion to accept minutes. DP/HO –Unanimous.

5. **Discussion & Comments from public:**

- A. None.

6. **Residence - Based Business Applications:**

- A. None.

7. **Shoreland Zoning Applications:**

- A. Matt Roberts being represented by Ken Bartow Map U-10, Lot 008A. Expansion outside 100' from Thompson Lake. Letter of authorization submitted into public record. Applicant would like to remove an existing 5' x 11' covered porch and enlarge the foot print to 7' x 11' and enclose it to make it part of the existing kitchen. All of the work is behind the 100' ft. line. A small part of it is closer than 25' ft to sideline. It is all still further from the lot line than the rest of the main structure. CEO Notes: Expansion of kitchen can't be any closer then existing 12' from the main building. See Otisfield Building Ordinance section IV, E. Applicant would also like to add a deck to the north end of cottage behind the 100' ft. line. Currently no deck in place. PB consensus: Stairs & construction to deck will have to be recessed; they must stay behind the 100' line. CEO Notes: The deck can not cover the existing septic system components & the deck must be beyond the 100' line. Ken: It will not cover any existing septic components, but it will cover the corner of a water line, but it's a seasonal waterline. *Motion to accept the application on # 1, the 5x 11 changing to 7 x 11' with the stipulation the expansion of kitchen can't be any closer then existing 12' from the main building and accepting the deck as long as all the components including the stairs are behind the 100' setback and the deck can not cover the existing septic system components. DP/HO – Unanimous.
 - B. Sheldon Katz being represented by Ken Bartow Map U-06, Lot 004B. Expansion outside 100' from Thompson Lake. Letter of authorization submitted into public record. A site plan drawn by Sawyer Engineering Survey is submitted into public record. The proposed changes to the deck will not alter any of the existing open or impervious area. The house and deck are conforming structures and are not subject to the 30% rule. *Motion to accept application with the understanding that the erosion control is at the discretion of the CEO, as well as keeping a gutter system. DP/HO – Unanimous.

8. Site Plan Applications:

A. None.

9. Subdivision Application:

A. None.

10. Miscellaneous:

A. None.

11. Upcoming Dates:

A. Planning Board Meeting May 5, 2009 @ 7:00 PM

12. Discussion & comments from Code Enforcement Officer:

A. Proposed SLZ Ordinance Review: PB reviewing Proposed Shoreland Zoning Ordinance & Definitions. See “draft” documents to view updated material. Discussion: PB by consensus wishes to wait until CEO is back from vacation for his input and interpretation of the changes made.

13. Discussion & comments from Board:

A. None.

14. Pending Applications:

15. Adjournment:

With no further business, the meeting was adjourned at 8:35 PM. DP/HO – Unanimous.

Respectfully submitted,

Tanya Taft, Secretary.

Approved by:

Stan Brett, Chair

Otisfield Planning Board

Approved on: **05/05/2009**