



PLANNING BOARD PUBLIC HEARINGS & REGULAR MEETING  
TREMONT TOWN OFFICE MEETING ROOM  
TUESDAY, NOVEMBER 9<sup>TH</sup>, 2010 6:00 PM

1. CALL TO ORDER

Planning Board meeting of Tuesday, November 9, 2010 was called to order at 6:05PM by Chairman Mike Ryan.

2. ROLL CALL

Chairman Mike Ryan, Planning Board member Linda Graham, Wayne Patton Gus Young, Spencer Ervin, CEO Carl Young and Recording Secretary Heidi Kelley.

3. ADJUSTMENTS/ADOPTION OF AGENDA

None

4. APPROVAL OF MINUTES: October 26<sup>th</sup>, 2010

**MOTION** by Planning Board member Spencer Ervin to approve minutes of October 26, 2010 as written, seconded by Planning Board member Wayne Patton. Motion passed 5-0.

5. SUBDIVISIONS: None

6. NEW BUSINESS:

A. Public Hearing on Building Permit and Minor Flood Hazard Development Permit Applications (amended site plan) submitted by CES Inc., agents for Michael Radcliffe, to construct a 20' X 145' pier ramp & floats on property located on Map 17 Lot 33 at Steamboat Wharf Road.

Chairman Mike Ryan opened the Public Hearing at 6:07 PM.

CES Representative Noel Musson made a quick presentation to the Public and Planning Board concerning changes in proposed pier plan from the last meeting.

Real Estate Agent Becky Hopkins wanted noted for the record that the deeds for this parcel of land are at the office of Bill Firm and he is looking at common language.

Abutter Lori Black asked why parking wasn't a concern. Chairman Mike Ryan explained that parking already exists, therefore not a concern.

Chairman Mike Ryan closed Public Hearing at 6:16 PM.

B. Action on Item (A).

**MOTION** by Planning Board member Spencer Ervin that revised plan and testimony given at Public Hearing showed no adverse affect on existing navigational rights, seconded by Planning Board member Linda Graham. Motion passed 5-0.

**MOTION** by Planning Board member Linda Graham to approve amended plan and application dated 10/19/2010 with amended site plan dated 11/09/2010, seconded by Planning Board member Spencer Ervin. Motion passed 5-0.

7. OLD BUSINESS:

A. Report from and discussions with the Zoning Ordinance Advisory Committee concerning proposed Zoning Ordinance Amendments.

ZOAC Chairman Kevin Buck said that the ZOAC Committee has started work on the Wind Towers Ordinance. Planning Board would also like them to work on the definition of parking space, slips and moorings.

8. CEO ISSUES:

None

9. NOTICES:

None

10. OTHER:

CEO Carl Young reported that so far there is just one permit for the next meeting.

11. SET DATE FOR NEXT MEETING: December 14, 2010

12. ADJOURN

**MOTION** by Planning Board member Linda Graham to adjourn meeting at 6:35 PM. All in favor.

Respectfully submitted  
Heidi Kelley  
Recording Secretary

DRAFT