

TOWN OF EDDINGTON, MAINE

906 MAIN ROAD
EDDINGTON, MAINE 04428
PHONE: 207-843-5233

INCORPORATED IN 1811
MUNICIPAL OFFICERS
FAX: 207-843-7758

PLANNING BOARD

March 14, 2013

6:30 p.m.

MINUTES

CALL TO ORDER: Meeting was called to order at 6:32 pm by Tom Vanchieri.

ROLL CALL: Members present were Tom Vanchieri, Frank Higgins, Susan Dunham-Shane, Gretchen Heldmann, Craig Knight, Charles Norburg and Russell Smith. Mike Shepherd and Henry Hodges have excused absences.

MINUTES: Motion to accept the minutes of the January 10, 2013 as written by Susan Dunham-Shane, Frank Higgins 2nd. All in favor. Motion to accept the minutes of the February 14, 2013 meeting as written by Susan Dunham-Shane, Frank Higgins 2nd. All in favor.

NEW BUSINESS

UNFINISHED BUSINESS: The Board continued to review the Fee Schedule Ordinance. The following are the items discussed.

Tom was concerned that someone will build something without a permit that he knows is not allowed, only to pay a double fee after the project is done and receive a permit. The Board explained that if someone builds without a permit, they will be charged double for a permit after it is determined that it is a permissible use. They will not automatically get a permit and just have to pay a double fee for it. If the structure is not permissible, they will go before Charlie or the Planning Board to remedy the situation.

There is no mention of Fees in the Zoning Ordinance. In the reserved section, state that they need to refer to the Fees Ordinance for the fee amounts.

Need to add a section covering street opening in the Zoning Ordinance. (Revisit)

Yard Sale Permit – There is currently no fee. Susan has 2 versions of the Ordinance in her book. Russell will research it to see which is correct.

For Public Hearing Notifications, it is the Town's responsibility to verify that the applicant has the correct names and addresses. The Town prints the notification, puts it in the envelope and mails them.

Subdivision, Page 3 of Fee comparison sheet, Preliminary Plan add "Review" - \$125.00 plus All advertising and legal notification costs." – Change subdivision to "Final Plan Review", Keep it at \$50.00 per lot, "plus All advertising and legal notification costs."

Site Plan Review: Page 4 of Fee comparison sheet, Remove the line that says "Ad included" New = "\$100.00 plus All advertising and legal notifications costs."

Escrow, In the Subdivision Ordinance it states "If and as determined by the Planning Board" in Section 302.6

Escrow, Need to add a reference in the Wind Ordinance (105.14.3, 107.1 and 209.7) and the Zoning Ordinance (401.6). (Revisit)

RV/Campground; \$100 for up to 20 spaces for the initial application plus \$2.00 for lots over 20. First Renewal is \$50.00, with the annual renewal permit \$25.00 for up to 20 lots. Each additional lot is \$2.00 each.

Mobile Home Parks; \$100 for up to 20 spaces for the initial application plus \$1.00 for lots over 20. First Renewal is \$100.00, with the annual renewal permit \$50.00 for up to 20 lots. Each additional lot is \$1.00 each.

Charlie Norburg explained that in June he does a run through at the Mobile Home Parks. Frank explained that Brewer has the Fire Dept, Police Dept and City Engineer do an inspection of all Mobile Home Parks.

The Board will need to make minor changes to the Zoning (1007.5 and 1007.6) and Subdivision Ordinance mentioning Fees.

Under Zoning; Shoreland Zone is \$25.00, Flood Zone Permit, Minor, \$25.00; Flood Zone Permit, Major is \$50.00 “plus All advertising and legal notification costs.”.

Remove “Special Exception”

Board of Appeals; “\$100 plus All advertising and legal notification costs”

Towers; Application Fee \$200.00 – Approval Fee \$2000.00. Reference Fees in tower Ordinance 6.4.B.

Small Scale Wind Facility; \$100 plus All advertising and notification costs. Remove Appendix, Section 214.0 in the Small Scale Wind Facility Ordinance. On page 6, remove the reference to fees in Appendix A and refer to Fee Ordinance (209-3-1-b)

PLANNING BOARD COMMENTS: Gretchen mentioned that while filing paperwork in her office she noticed that the last Oath Form she had was for April 2012. Russell will update the Oath Forms and check with the Town Attorney regarding any legal problems because of this. (Susan took Helen’s place, Gretchen took Gary’s place and Frank took Jeff’s place)

STAFF REPORTS: Russell informed the Board that the Public hearing for the Town Budget will be next Tuesday at 6:00 pm at the Town Office.

PUBLIC ACCESS:

NEXT MEETING

ADJOURNMENT: Motion to adjourn at 8:18 pm by Craig, Frank 2nd. All in favor.

Respectfully Submitted,

Denise M. Knowles