



# Town of Eddington

906 Main Road Eddington, Maine 04428

## PLANNING BOARD

June 10, 2010

6:30 p.m.

## MINUTES

**CALL TO ORDER:** Meeting was called to order at 6:30 pm.

**ROLL CALL:** Members present were Henry Hodges, Susan Dunham-Shane, Gretchen Heldmann, Frank Higgins and Charles Norburg, CEO. Tom Vanchieri and Jeff Thurlow have excused absences. Motion to make Frank Higgins a voting member of the Board tonight by Gretchen Heldmann, Henry Hodges 2<sup>nd</sup>. All in favor.

**MINUTES:** Motion to accept the minutes of the May 13, 2010 meeting with the spelling and grammatical corrections Gretchen emailed to Denise for paragraphs 4, 5 and 7 by Gretchen Heldmann, Henry Hodges 2<sup>nd</sup>. All in favor.

## **PUBLIC HEARING**

### **Auto Works to have Auto Sales**

Susan Dunham-Shane opened the Public hearing at 6:36 pm. Robert Maquillan was back before the Board for the Public Hearing portion of his application to sell vehicles at his business location. There were no residents present for the Hearing. He prepared new computerized printouts of the proposed parking. Susan expressed concern that when discussing the number of vehicles to be allowed on the lot at the May 13, 2010 meeting it was felt that 20 for sale, 14 for garage work and 8 preparing to be sold was agreed upon. This may be too many for the space proposed in the printout. The Public Hearing was closed at 6:52 pm.

**UNFINISHED BUSINESS:** The Board continued their discussion on Mr. Maquillan's application and the parking area. The printout shows parking for 28 vehicles, but because some vehicles are more compact, the Board felt that he could probably hold 30 vehicles. Robert could expand the parking area if he needed to for growth of the business. He would have to come back before the Board for a Public Hearing for the expansion. If the business were sold, the new owner would have to approach the Planning Board with any changes. Mr. Maquillan plans to buy vehicles customers do not want to fix and then fix them up to sell, or if a customer is looking for a particular vehicle, he may check out auto auctions.

Motion to approve Robert Maquillan's Application for Auto Works to have Auto Sales with the stipulation that no more than 30 vehicles are on the lot, 15 for sale and 15 for repair, in the configuration of the scale drawing and expansion to the right hand side that is now grass would be gravel by Gretchen Heldmann, Frank Higgins 2<sup>nd</sup>. All in favor.

**NEW BUSINESS:** Frank Higgins introduced Drew Caron to the Board. Mr. Caron is a resident of Eddington and works at the City of Bangor Engineering Department. Frank had called him as a potential Board member. Frank and Susan explained the duties of the Board. He will come to a couple of the meetings and then decide if he will join the Board.

The Board members should read the Commercial Windmill Ordinance for a final review and will discuss it at the July 8, 2010 meeting.

Everyone should read the Individual Wind Mill Ordinance to discuss in its entirety at the June 24, 2010 meeting. Susan would like to look into calling the residential ordinance by a different name than the Wind Energy Facility Ordinance.

Also at the June 24, 2010 meeting, the Board will revisit the Shoreland Zone map in conjunction with the Shoreland Zone work. Gretchen is working on the revisions of the slope areas of the Shoreland Zone Map. She would like everyone to review the properties in Resource Protection at the meeting. Properties owners in Resource Protection need to be notified by certified mail and then a Public Hearing must be held. If there is a house located on the property, it will not be in resource protection, but would be put into limited residential. The Board would like to make a note to Russell that the Selectmen should act to approve a letter to Stephenie MacLagan stating that the Town is working on updating the Shoreland Zone Map to come into compliance at their next meeting.

With summer upon us, the Board members will not be available for the following dates:

Charlie may not be at the June 24, 2010 meeting

Henry gone from June 23 to July 5, 2010

Frank is gone from June 27 to July 3, 2010

Susan is gone from July 10 to July 17, 2010

Gretchen is gone from July 15 to August 8, 2010

**ADJOURNMENT:** Motion to adjourn at 7:43 by Frank Higgins, Gretchen Heldmann 2<sup>nd</sup>. All in favor.

Respectfully Submitted,

Denise M. Knowles