

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

July 14, 2009

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, Gretchen Heldmann, Susan Dunham-Shane, Henry Hodges, Charles Norburg, CEO, and Russell Smith, Town Manager. Jeff Thurlow arrived late. Gary Poisson has excused absences. Helen Dougherty is no longer an alternate. Motion that we make Gretchen Heldmann a voting member for the purpose of this meeting by Susan Shane, Henry Hodges 2nd. All in favor.

MINUTES: Motion to accept the minutes of June 30, 2009 meeting by Susan Dunham-Shane, Henry Hodges 2nd. All in favor.

NEW BUSINESS: Richard Coffin, owner of Rogans Memorials, came before the Board for Site Plan Review for a Monument Sales business at his residence at 1316 Main Road. His wife and an employee were also present. Russell verified that the parcel is in a Commercial Zone. He would like to put in a 40' x 20' display area and build a small office in the existing two-bay garage, with a service door. He expects maybe 2 people a day in the customer parking area. They clarified the location of a box trailer behind the garage used as a shed. They have installed a dust collector and will have the compressor on the opposite side of the building from the Weathervane business to reduce the noise. Most of the sand is reused.

They have arranged for a gentleman on the Merrill Road to pick up the pallets when the pile gets large. The Board requested that they stack the pallets out back, along with strapping, protective corners and crates with the stones. They may have a sign in the display area facing Rt. 9. They do not have a sign design yet. They will submit it to the Board when it is ready. There are toilet facilities in the garage. Charles Norburg requested that the Board add existing septic system on item "U" on the back page of the application.

Motion to accept preliminary Site Plan Review and move forward for a Public Hearing at the next meeting on July 28, 2009 by Susan Dunham-Shane, Henry Hodges 2nd. All in favor.

Russell Smith reported to the Board that there were 17 requests for RFP's and we only got 1 back. The Board discussed their options now. They would like to have more choices. It was noted that page 3-2 misstated that there were one-acre lots in all areas. This should only be in one section. The grant from the state is \$12,000.00 with a \$4000.00 match from the Town. The state has revised the Comprehensive Plan regulations now. The Board wonders if the state would let us update our ordinances to a Comp. Plan that is of the old requirements. They would like to know what the changes are to the regulations under the new rules. The Selectmen would approve who ever the Planning Board recommends. The grant expires May 30, 2010. Russell will call other businesses that requested packets to see why they didn't return a bid.

Motion to reject the one bid and re-advertise this weekend for a response within 30 days by Gretchen Heldmann, Susan Dunham-Shane 2nd. All in favor.

UNFINISHED BUSINESS: Gretchen Heldmann did not have anything further on the Shoreland Zone map.

Charles Norburg updated the Board of some of the situations in town he had worked on:

1. Charles stopped at the residence on Rt. 9 about the cars parked along the road and they moved the cars.
2. He has not spoken to Mr. McKay regarding his renting the dance studio yet.
3. Robert Crosby has gone to the state for one of their signs, so his signs may be going.

Russell Smith informed the Board of some other people that have spoken to him regarding Planning Board items recently:

1. The lady that lives on Rt 9., where the old Bunker used to be, may be coming before the Board for a gift shop.
2. Guy Smith was asking about doing auto body work at is residence on Rt. 46. He is in the agricultural zone. Charles will have to check to see if it is an allowed use.
4. Peter Lyford was in inquiring about windmill rules.
5. There is a woman on Davis Pond that is interested in a residential windmill.

The Board discussed the possibility of having a moratorium on windmills. After a moratorium is in place they would have 180 days to design an ordinance. Then can vote on the ordinance at March Town Meeting. They felt that they may not be able to restrict residential windmills. The Board voted four in favor and one opposed (Henry) of a moratorium on Windmills. Russell will put it on the Selectmen agenda that the Planning Board is recommending a moratorium on windmills. He will also email what he has for other Towns' Windmill Ordinances to the Board members.

OTHER BUSINESS:

PUBLIC ACCESS: None

ADJOURNMENT: Motion to adjourn at 7:58 pm by Henry Hodges, Susan Dunham-Shane 2nd. All in Favor.

Respectfully Submitted,

Denise M. Knowles