

MINUTES
PLANNING BOARD MEETING
December 18, 2017

I. Roll Call

Members Present: Chris Maas - chairman
Lisa Laser
Louise Ringle
Herbert Aumann
Gary Niles

Also present: Connie Sands, CEO
Brian Gaudet, Deputy CEO

This meeting was recorded.

II. Minutes – Minutes of the August 3, 2017 meeting were approved.

Motion to approve made by: Laser

Seconded by: Niles

Vote: 4 approved 0 opposed

Site Plan Review – as requested by Jody Arno for an antique/thrift shop at 224 East Main Street, Map 41 Lot 2

III.

Arno requesting to have an antique/thrift store at her property, Map 41 Lot 2. Her attentions are to operate the store Tuesday thru Sunday 9am-4pm. The planning board discussed and addresses some concern over the parking, and lighting. Arno stated that parking was going to be on street parking in front of the business. She anticipated there would be no more than 4 to 5 vehicles at a time. The board advised her that the lighting has to be downward facing, not to affect visibility of oncoming traffic. Arno stated that she didn't have running water in the building, so she would not be providing a public bathroom. Arno stated that there was a bathroom at her residence next door if an emergency arose. The fire chief was putting a condition of approval on the business, stating that the Arno had to have a knox box installed at the time of opening. Arno was going to contact the fire chief and try to work out an agreement due to the initial cost of the box being expensive. The code enforcement office is waiting on the fire chief's recommendation before issuing the use permits, and certificate of occupancy. Arno also needed to apply for a sign permit through the code office before a business sign was put up.

Motion to approved made by:

Seconded by:

Vote: 5 approved 0 opposed

IV. Open Session

The planning board and the code enforcement office discuss in length how the planning board is doing over all. We discussed how the planning board should dictate one person to be taking and recording notes throughout the meeting. We discussed how the planning board needs to go over the fact findings more in detail, and come to an agreement on what should be recorded, as well as take a little more time going over the site plan criteria. The board also discussed what they should be requiring for extra permitting. Does a site plan need fire marshal review, department

of environmental review, or any other state or federal permitting. The board and code office continue to discuss the matters in length until the meeting was adjourned.

V. Meeting adjourned

Motion to adjourn made by: Laser
Seconded By: Niles
Vote: 5 approved 0 opposed

Dover-Foxcroft Planning Board