I. Roll Call

Members Present:  Chris Maas - chairman
Lisa Laser
Pete Robinson
Scott Wellman
Gary Niles
Louise Ringle
Herbert Aumann

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

This meeting was recorded.

II. Minutes – Minutes of the December 18, 2017 meeting were approved.

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

III. Amendment to Approve Plans- as requested by Charlie Merrill for the combing of lots of the Lake View Estates sub-division.

The lake view estates were established in 1989 by Charlie Merrill’s Mother. The Merrill family ended up with 9 lots once the sub division was developed. Over the years the lots never ended up selling. Charlie Merrill’s mother decided at that time to give the lots to her children, which they currently still own. Charlie Merrill’s sister Debra Lander would like to sell her 3 lots back to Charlie Merrill, to be combined into Charlie’s family trust. The family would like to keep the lots to remain in the family. The land will not be landlocked, and the primary reasoning behind this is to keep these lots from being developed. The road to the lots will still remain the same.

Motion to approved made by: Wellman
Seconded by: Laser
Vote: 7 approved 0 opposed

IV. Site Plan Review- requested by Benjamin Cabot for a Law Office at 866 West Main Street, Map 36 Lot 20.

Chairman Chris Mass and board member Louise Ringle recused them self’s from the board due to being abutting land owners. Cabot’s intensions are to move his law office into his new renovated barn in the rear part of the building. It will be a low traffic office only, has roughly one client a day. Cabot will work with the code office on his sign for the law office and secure all his permits. Cabot will make sure the lighting will not affect neighbors and traffic. Cabot will have 2 half bathrooms in the office. Cabot will not be required to have a knox box, due to be a home occupation. The board discusses in depth about Cabot’s parking and landscape plan. Cabot stated he will not be paving at this time, possible permeable pavers in the future. Cabot is going to working on removing the piles of loam in the rear of the building. Once the removal is finished he plans to seed and hay that area. The board is giving him six months to complete these tasks.
The board approves Cabot’s law offices plans; with the conditions of he must submit a buffering plan by May 2018, as well as the cleanup of the soil at the rear of the building.

Motion to approved made by: Niles  
Seconded by: Wellman  
Vote:  5 approved 0 opposed

V. Open Session

The board had nothing to discuss for open session.

VI. Meeting adjourned

Motion to adjourn made by: Laser  
Seconded By: Wellman  
Vote:  7 approved 0 opposed

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Dover-Foxcroft Planning Board