

Town of Islesboro
Planning Board
Regular Meeting
April 9, 2012
6:15 PM
Town Office Meeting Room

MINUTES

Members Present: Alice Faye, Janice Harmen, Mark Small, Gil Rivera and alternate Jennifer Whyte.
Excused: Katharine Schwarzenbach and Peter Coombs

Others Present: Bill Boardman, CEO

The meeting was called to order at 6:15 PM. Jennifer Whyte was appointed a voting member and a quorum was established.

MOTION by Janice Harmen to approve the minutes of March 26, 2012 as corrected. M. Small seconded the motion and it passed 5-0.

ISLESBORO COMMUNITY CENTER, Map 17, Lot 6, MD 1-12

This application was tabled at the last meeting for Findings of Fact.

After review of the Findings of Fact, MOTION by Janice Harmen to approve the Findings of Fact as written for the Islesboro Community Center, Map 17, Lot 6, MD 1-12 to change the use of the ICC café. Gil Rivera seconded the motion and the motion passed 5-0.

MOTION by Jennifer Whyte to approve the Application #MD1-12 for the Islesboro Community Center, Map 17, Lot 6 for change of use of the café to a restaurant that will serve meals four nights a week including the sale of beer and wine. J. Harmen seconded the motion and it passed 5-0.

The Planning Board considers this an extension of the use of the café and do not see that this alters the existing use of serving lunches if they so choose.

KIMBERLY TUCKER, Map 25, Lot 4, Application 6-12

This application is for an addition to a downstairs bedroom to add office space and to add an entry way into the kitchen. After review of the application, the Planning Board found it to be complete. There are sufficient setbacks from the house, and therefore a site review was not felt to be necessary.

MOTION by G. Rivera to approve Application #6-12 for Kimberly Tucker, Map 25, Lot 4 to construct an addition to the first floor of the existing house to expand a bedroom and provide office space within that room, and also construct a mudroom/three season porch to be used as an entry into the kitchen. M. Small seconded the motion and it passed 5-0.

OTHER BUSINESS

People Wishing to Address the Planning Board:

- 1) P. Pike wanted the Board's opinion on whether Paul Nichter, acting as agent for Andy Staples for the bus barn project, should send out another letter to the abutters as he omitted the time and place of the meeting at which the application would be discussed. The Planning Board directed Peggy to tell Mr. Nichter to resend notification via certified mail and include the required details. P. Pike will contact Mr. Nichter.
- 2) Bob Toran who owns the building which housed Artisan Books last year, wants to know if he needs to apply for a change of use as there will be a tenant who will be using it as a nonretail workshop. It was the Planning Board's opinion that as there will be no retail business, a permit is not necessary. Bill Boardman will let the tenant know the Board's decision.
- 3) Alice Faye attended a FEMA meeting in which they talked about the remapping of the flood lines. Flood lines are going to increase by ½ to 1 foot. This will be a long process of engineering studies, flyovers, redoing elevations and re-mapping the shorelines.

MOTION BY J. Harmen to adjourn the meeting at 6:45 PM. G. Rivera seconded the motion and it passed 5-0.

Respectfully submitted,

Peggy Pike
Secretary to the Islesboro Planning Board