

Town of Islesboro
Planning Board
Regular Meeting
January 8, 2018 @ 5:30 PM
Town Office Meeting Room
MINUTES

Members Present: Chair Jan Harmen, Peter Coombs, Jennifer Whyte, Bill Schoppe and alternates Isabel Jackson and Jennifer West.
Excused: Gil Rivera

Others Present: Bill Boardman - CEO, Terry Cowan and Rob Hooke

The Chair called the meeting to order at 5:30 PM. Alternate Isabel Jackson was appointed a voting member and a quorum was established.

Bill Schoppe moved to approve the minutes of December 18, 2017 as written. Peter Coombs seconded the motion and it passed 5-0.

OLD BUSINESS

John McDonald, Map 20, Lot 15, Application #34-17

This application is for the construction of a 24' x 36' seasonal, one bedroom camp. The application was accompanied with an approved, stickered septic system which is designed to allow for a three bedroom house in the future if desired. The Planning Board tabled this application at the previous meeting for an elevation certificate which has now been received. A letter was received from Mark Barbour, PLS, stating that the building site is out of the floodplain. This letter, along with the letter previously received from the well driller, now makes this application complete.

MOTION BY Bill Schoppe that Application #34-17 of John McDonald is now complete. Jennifer Whyte seconded the motion and it passed 5-0.

MOTION by Isabel Jackson to approve Application #34-17 of John McDonald, Map 20, Lot 15 for the construction of a one bedroom seasonal camp. Bill Schoppe seconded the motion and it passed 5-0.

Landon Thomas, Map 11, Lot 24, Application #29-17

This application is for renovations to the existing house to include eliminating an upstairs bedroom and replacing with first floor bedroom as well as a bath, sauna and living area. This application has been tabled for clarification of the southern boundary and for information on the elevation certificate and whether the applicant intends to file a LOMA. The Planning Board is now in receipt of the Letter of Map Amendment (LOMA) from FEMA. Per Bill Boardman, the LOMA only addressed the existing structure and not the proposed addition, and therefore Bill feels that the applicant has to redo the LOMA application to include the proposed addition. Bill also said that the applicant will not be able to install a cellar or basement, only a frost wall.

MOTION by J. Harmen to table application #29-17 of Landon Thomas for a LOMA that will cover the proposed addition. B. Schoppe seconded the motion and it passed 5-0. Please also note that the application was also tabled previously for location determination of the southern boundary.

Andrew and Wendy Fentress, Map 13, Lot 40, Application #39-17

This application is for the construction of a permanent, 6' x 60' pier with a seasonal 4' x 50' ramp and 16' x 24' float. The application was tabled at the previous meeting for D.E.P and Army Corps permits which have not yet been received.

Chair Harmen moved to table the application #39-17, Map 13, Lot 40, of Andrew and Wendy Fentress for both a D.E.P permit and an Army Corps of Engineers permit. Peter Coombs seconded the motion and it passed 5-0.

OTHER BUSINESS 1. CEO report for November was submitted.

ADJOURNMENT **I. Jackson moved to adjourn the meeting at 5:50 PM. J. Whyte seconded the motion and it passed 5-0.**

Respectfully submitted,

Peggy L. Pike
Secretary to the Islesboro Planning Board