

Town of Islesboro  
Planning Board  
Regular Meeting  
October 31, 2011  
4:30 PM  
Town Office Meeting Room

**MINUTES**

Members Present: Chairman Alice Faye, Peter Coombs, Mark Small, Janice Harmen. Absent: Gil Rivera.  
Excused: Katharine Schwarzenbach

Others Present: Sara Randlett and Bill Boardman - CEO.

The meeting was called to order at 4:30 PM and a quorum was established.

MOTION by J. Harmen to approve the minutes of October 17, 2011 as written. P. Coombs seconded the motion and it passed 4-0.

**DAVID AND MARILYN WENNER, MAP 6, LOT 6C**

This application was tabled at the last meeting for a site review. Peter Coombs, along with Bill Boardman, performed the site review. P. Coombs reported that they found all setbacks to be met and everything in order.

MOTION by M. Small to approve Application #43-11 for David and Marilyn Wenner, Map 6, Lot 6C to construct an addition consisting of a new livingroom and garage and to renovate and reconfigure the existing master bedroom, guest apartment and existing garage. J. Harmen seconded the motion and it passed 4-0.

MOTION by P. Coombs to take the agenda out of order. M. Small seconded the motion and it passed 4-0.

**BETSY AND ED COHEN, MAP 21, LOT 2H**

In reviewing this application, and discussing with Sara Randlett, it was determined that additional steps and a deck will be added to the current footprint, creating a section of new steps which will jet out into the 75' setback from normal high water. Reconfiguration of the steps may be necessary to meet the 75' setback. According to S. Randlett the project has not been staked. B. Boardman will contact John Silverio, architect, tomorrow and ask him to stake out the project and ask him as well to be present at the site review.

MOTION by J. Harmen to table Application #46-11 of Betsy and Ed Cohen, Map 21, Lot 2H to expand porches and add new steps. P. Coombs seconded the motion and it passed 4-0. Gil Rivera and Bill Boardman will perform the site review.

MOTION by P. Coombs to return to the original order of the agenda. J. Harmen seconded the motion and it passed 4-0.

**TOM AND GAYLE NORTON, Map 41, Lot 23**

This application is for the construction of a two bedroom dwelling. There is already a studio apartment over the existing garage. The current septic design is for a 270 gallon system which under state guidelines would not be sufficient for a two bedroom dwelling and a studio apartment. However, with the application is a letter from David Studer, licensed soil engineer, who explains that the current system has enough capacity to support both the one bedroom studio @120 gal/day and the two bedroom dwelling @ 180 gallons per day for a total of 300 gallons/day. Mr. Boardman is in agreement with Mr. Studer's calculations.

MOTION by J. Harmen to table the application of Tom and Gayle Norton, Map 41, Lot 23, application #47-11 to construct a two bedroom dwelling for a site review. M. Small seconded the motion and it passed 4-0. Gil Rivera and Bill Boardman will do the site review.

MOTION by P. Coombs to adjourn the meeting at 4:55 PM. M. Small seconded the motion and it passed 4-0.

Respectfully submitted,

Peggy Pike  
Secretary to the Islesboro Planning Board