

Town Of Islesboro
Planning Board

Regular Meeting
September 22, 2014
6:15 PM

MINUTES

Members Present: Chair Janice Harmen, Peter Coombs, Greg Barron, Jennifer Whyte, Gil Rivera and alternates Katharine Schwarzenbach and William Schoppe.

Others Present: William Boardman- CEO, and Robert Clayton

Chair Harmen called the meeting to order at 6:15 PM, and a quorum was established.

MOTION by Jennifer Whyte to approve the minutes of September 8, 2014 as written. G. Barron seconded the motion and it passed 5-0.

Jan Harmen told the Board that in response to the town's legal counsel advocating for documentation of "solid data" of why the Planning Board approved or denied a Land Use Application, she will be implementing a check-list to be used with review/discussion of new applications. The checklist will be based in part on Section 125-15 of the Land Use Ordinance - "Issuance of permit". She feels that if the checklist is used and there is more thorough discussion during the meeting which in turn is recorded in the minutes, then this will eliminate her need for writing a Findings of Fact for each application. She will provide more information on this at the next meeting. Jan asked the Board members to please review for next time Section 125-15 of the Land Use Ordinance. She also said that the Land Use Ordinance would be reviewed this coming year, the same as the DRO was last year.

OLD BUSINESS

EMMA BLEASDALE, MAP 15, LOT 14, APPLICATION #19-14

This application is for the construction of a two story, four bedroom, house with an attached garage. The application was tabled at the prior meeting for a site review which was performed by Greg Barron, Gil Rivera and Bill Boardman. Gil Rivera submitted the Site Review Report and reported that everything was found to be in order. P. Coombs moved to approve the Site Review report for Emma Bleasdale, Map 15, Lot 14, Application #19-14. J. Whyte seconded the motion and it passed 5-0.

MOTION by J. Whyte, seconded by Greg Barron to approve the application of Emma Bleasdale, Map 15, Lot 14, Application #19-14 to construct a two story, four bedroom house with an attached garage. Motion passed 5-0.

NEW BUSINESS

BENONI OUTERBRIDGE, MAP 8, LOT 6, APPLICATION #22-14

This is an application is for the construction of a seasonal, two bedroom campon Seven Hundred Acre Island. There will be no running water, no bathroom and no installed septic system. Bill Boardman explained that the applicant, in order to construct a dwelling unit, must show that the

land will support a septic system and must have a system designed, approved, and on file. The applicant is not required to construct the system, install a well or have a bathroom.

B. Boardman also said the application is not complete as it stands as the fees have not yet been paid - neither the plumbing fee nor the Planning Board fee.

MOTION by G. Barron to table the application of Benoni Outerbridge, Application #22-14, Map 8, Lot 6 to construct a seasonal, two bedroom camp, pending payment of the fees. P. Coombs seconded the motion and it passed 5-0.

OTHER BUSINESS

CEO Report: Mr. Boardman submitted his written Report for August.

People wishing to address the Planning Board: None

Committee Reports: None

Correspondence: None

Other Business: None

ADJOURNMENT OF MEETING

MOTION by J. Whyte, seconded by P. Coombs to adjourn the meeting. The motion passed 5-0. The meeting adjourned at 6: 50 PM.

Respectfully submitted,

Peggy Pike
Secretary to the Islesboro Planning Board