

Minutes for Tuesday, September 20, 2016 Planning Board Meeting

1. Call to Order: Secretary Laura Chadbourne called the meeting to order at 7:05 PM.

2. Introduction of Attendees: Present were: Secretary Laura Chadbourne, Member Gail Bartlett and Alternate Member Ron Kiesman. CEO Larry Lyle was also in attendance. Absent was Chairman Dave Johnson and Members Kevin Taylor and Dan Cousins. In the absence of the Chair, Laura moderated the meeting.

3. Minutes from the August 16, 2016 Meeting: The minutes were reviewed by the group. Gail Bartlett moved and Ron Kiesman seconded the acceptance of the minutes as written. The motion passed unanimously.

4. CEO's Report: Larry Lyle presented the CEO report for activity through August 25, 2016. The following activity occurred:

1. Building Permits Issued:

- 07/16 John & Stephen Knight, 17 Libby Lane, U3-2-0 \$53.80; Seasonal sleeping shelter
- 08/16 James Popkin, 106 Wint Rd, U05-9-0 \$266.92; 28' X 36' Gambrel style garage with 8'X30' front porch.
- 09/16 Donald & Linda Bradley, 47 Ledge Hill Rd R03-32; 18'x22' sunroom addition with full foundation.
- 10/16 Dan Cousins, Pietree Orchard, 804 Waterford Rd R02-34 \$102.40; (2) two decks' one loading in rear.

2. R. V. Permits Issued: None

3. Certificates of Occupancy Issued: None

4. Violation Notices Issued: None

5. Timber Harvest Notifications: None

6. Other:

- Robin Nelson, 84 Pine Pt . possible Increase, already increased by 30% in 1991
- Wysocki, 27 Waterview Rd, 24'x36' Garage with 6'x12' breezeway and 8'x30 addition to main house and 10'x16' roof over existing deck. Drawings attached, reviewing and working on permit.
- Call from direct abutter to 27 Waterview Rd., concerned about possible conflict with her well and their septic. Investigated and homeowner is in compliance.
- Stan Sylvia, 565 Knights Hill Rd, R08-35, convert 24'x34' 1 story home. Meeting over Labor day weekend.
- CMP vegetation screening - Spoke with Nicholas Hahn about planting – because of dry conditions will plant in spring - April 2017.

Discussion points:

1. Laura requested that CEO include map and lot numbers for all items on the report as each item is filed in the map/lot files in the town office.
2. Board requested that CEO obtain written confirmation from CMP of re-planting in spring 2017. Larry said he would follow up with CMP for the confirmation.
3. McQueen property on Wint Rd. – CEO mentioned that he had met representatives from Bridgton Academy (Sven), Kheil construction (Steve Kheil), and Mainland (Mike) to make plans for erosion control of the driveway put in by Bridgton Academy. Laura asked if First Selectperson Lori Bennett was aware of the activity

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since Lori had mentioned a possible lawsuit around this issue at the recent special Town Meeting. Larry stated Lori was aware and that the parties were working to get ahead of the erosion issue before winter set in.

Laura Chadbourne made a motion to accept the CEO's August 2016 report. Gail Bartlett seconded the motion. The motion passed unanimously.

5. Communication & Bills

A. Correspondence Received (by date):

1. Phone call on 8/30/16 received by Secretary Laura Chadbourne from town property owner Cara Krinsky regarding process to combine adjacent lots. Replied via email on 9/13; see Correspondence Sent.

B. Correspondence Sent (by date):

1. Email dated 9/13/16 sent by Laura Chadbourne to Cara Krinsky, copy to Chair Dave Johnson, regarding two adjacent lots: Map R-7, lots 29 and 29-B. Lots are in a subdivision and one lot has shore frontage. Letter outlined that the combined lots had to meet a required length to width ratio no greater than 3:1 as required in the town's Subdivision Regulations. If the new lot met that requirement, the proposal would need to come before the Planning Board for a review.

6. Old Business:

- A. Municipal email addresses: since Dan Cousins was not able to attend the meeting, no update was available.

7. New Business:

- A. Laura brought up topic of ongoing training. She has been the person on point for many of questions from the town office / residents regarding the Planning Board and it would be prudent to have others be able to perform this function. All agreed that taking time at each meeting to cover ongoing training would be useful. Next month's meeting will meet this goal with Colin Holme from Lakes Environmental Association coming to the meeting to talk about town Planning Board roles in shoreland planning / management.

8. Announcements:

- A. The next regular Meeting will be **Tuesday, October 18th** at 7:00 PM at the Sweden Town Office. Colin Holme, Assistant Director from LEA, will be presenting.
- B. The board has an opening for one Alternate Member (Alternate Members serve a 1-year term). Should anyone express interest, they can be appointed by the Selectmen.

Gail Bartlett moved that the meeting be adjourned at 7:40 PM. Secretary Laura Chadbourne adjourned the meeting.

Respectfully submitted,
Laura Chadbourne
Secretary, Sweden Planning Board