

Embden Planning Board – August 8, 2013

Members present were Chairman Leo Mayo, Ann Bridges, Eleanor Ketchum, Jay Wilson, Dwight Barron, and alternate Alton McClamma. Also present were Robert Dunphy, CEO; Gary Lancaster and Bill and Maddy Pierce.

The meeting was opened by Chairman Leo Mayo at 7:04 p.m.

The minutes of the June meeting were accepted as presented.

Citizens – Mr. Lancaster requested a review of his recent request for a building permit. The Chairman indicated that the Board would address Mr. Lancaster’s issue later in the meeting.

Old Business -

The Chairman indicated that a letter had been sent to Attorney Harville concerning the request from Paul Fortin to combine his lots. The letter was read by JW.

The Chairman indicated that he was still holding the “After the Fact” permit for Eugene Armbrister as it was still lacking the additional funds for an “After the Fact” permit.

The Chairman indicated that the secretary had forwarded to Blaine Miller by e-mail a sample letter to be used for notifying his abutting landowners once a public hearing date had been set.

The Chairman indicated that he would be contacting Bryce Pinkham and DEP to set up a meeting to meet at Mr. Pinkham’s property to review his request of taking his property on Black Hill Pond out of resource protection.

It was brought to the attention of the CEO of a set of steps and deck located on the East Shore Road owned by Mr. and Mrs. Gary Agren. The CEO indicated that he will be in touch with the landowner to discuss this problem.

The Chairman reported that two members of the Embden Spillway committee met with Steven Govoni, DEP and the Army Corps of Engineers along with the attorney representing the spillway committee concerning DEP request that the spillway allow 5 cu. ft. of water to flow at all times down the stream. The Chairman indicated that DEP had until September 9, 2013 to make their ruling.

While discussing the spillway the Chairman also indicated that DEP would be checking to see if DOT is meeting all the rules concerning repairs to the bridge on Cross Town Road and the excavator in the ditch on the shore of the stream.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	Check #
2374	William Pierce	To construct 13' x 37' enclosed porch on concrete slab attached to west side of dwelling; site review completed 07/30/13; 611 Fahi Pond Road; Tax Map 35, Lot 27		\$25.00	TR2513-1

Next on the agenda was Gary Lancaster who had submitted an application for a building permit which was not received in time to be on the agenda for the August meeting. Mr. Lancaster indicated that he needed to get out of the place he was renting by the end of the month and wanted to know if there was any way the Board could assist him. A motion was made by DB and seconded by JW to review Mr. Lancaster's application due to these extenuating circumstances. All were in favor. The Chairman explained to Mr. Lancaster that the Board had voted to review his application however; since he was not on the August agenda they could not issue a permit. It appears that Mr. Lancaster would like to construct a 28' x 18' one story dwelling on a concrete slab with 6' x 28' deck on concrete slab (34 Ellis Road; Tax Map 8, Part of Lot 14-1; site review completed 08/05/13; TR 2640-1 -\$25.00). It was noted that the subsurface waste disposal and internal plumbing permits have not been issued but appeared to in order per the LPI. A motion was made by JW and seconded by DB to allow Mr. Lancaster to start construction on his 28' x 18' single story dwelling with 6' x 28' deck on concrete slab. All were in favor.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	Check #
2375	Jay Mitchell	To construct 24' x 24' two story dwelling 28' high on existing concrete slab with attached 20' x 24' one story 17' high garage on concrete slab with 4' overhang on front – 110' HWM; contingent upon receipt of internal plumbing permit; the original structure was destroyed by fire; site review completed 07/30/13; 74 Eames Road; Tax Map 3, Lot 20	Ext. #745	\$25.00	TR1790-1
2376	Troy Ingersoll	To construct 24' x 24' 2 story barn 20' high on posts; to jack up existing 28' x 28' shed on concrete slab with 3' wall; site review completed 07/30/13; 469 Kennebec River Road; Tax Map 6, Lot 46		\$25.00	TR2495-1

At this point in the meeting, the Chairman turned the meeting over to JW, Vice Chairman. Mac will sit in place of LM.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	Check #
2377	Paul Fortin	To pave gravel surface in front of garage & driveway- 3240 sq. ft.; no closer than 110' HWM; site review completed 07/30/13; 21 Balsam Drive; Tax Map 22, Lot 29		\$25.00	#1521

JW thanked Mac for reviewing the Fortin deeds to make sure that all was in order.

There being no further business to come before the Board, it was voted to adjourn. Adjourned at 8:20 p.m.

Respectfully submitted,

Ann C. Bridges
Secretary