

Embden Planning Board – October 8, 2015

Members present were Chairman Leo Mayo, Eleanor Ketchum, Ann Bridges, Dwight Barron, and Myles Durkin. Also present were Jan Welch and Richard Linkletter.

The meeting was opened by Chairman Leo Mayo at 7:07 p.m.

The minutes of the September meeting were accepted as presented.

Mr. Linkletter and Ms. Welch advised the Board that they represent the Embden Pond Sportsman's Club. They indicated that one of the members of the Association had built a garage on Association land; i.e. within the cul-de-sac. It appears that David Benes' garage encroaches upon the Association's land. (Tax Map 27, Lot 31, 12 Timber Lane). They supplied copies of plans drawn by Sackett & Brake Survey and Marie Lougee both showing that the garage encroached on Association land. The Planning Board had issued Permit #2130 on 07-10-2008. The permit was to construct 24' x 30' one story garage on frost wall & concrete slab with 4' x 9' open breezeway 100+ feet HWM; 48' from center of Timber Lane; 15' from edge of cul de sac & 15' from abutting property lines. The Association was asking for help with this situation. The Chairman requested that the Association delivered additional information including a copy of any subdivision plan, covenants, etc. No action was taken by the Board.

The chairman passed out copies of the new Shoreland Ordinance from the State of Maine. The Board held a workshop to compare this document with Embden's proposed ordinance and to note the various changes, additions and/or deletions. The secretary indicated that she had started work on comparing the two documents but had only gotten about a quarter of the document done. She will continue to work on the comparison and get back to the Board.

There being no further business to come before the Board, it was voted to adjourn. Adjourned at 8:02 p.m.

Respectfully submitted,

Ann C. Bridges, Secretary