

Embden Planning Board – July 13, 2017

Members present were Chairman Leo Mayo, Eleanor Ketchum, Ann Bridges, Dwight Barron, Myles Durkin and alternate Jan Welch. Also present was CEO Susan Hathaway, Tina Packard, Kelly Bragg, Robert & Lisa Reid, Rachel Welch, Dean Gamble, and Daniel Burke.

The meeting was opened by Chairman Leo Mayo at 7:00 p.m.

The minutes of the June meeting were accepted as presented.

Citizens – None

Correspondence – None

First on the agenda was an application by Linwood Houghton (36 Alpine Drive; Tax Map 13, Lot 6 & 7; site review completed 06/20/17; TR# 1045-1 - \$25.00) requesting a permit to relocate door. My motion was made by DB and seconded AB that no action be taken on the application as a permit was not required and that his money be refunded. All were in favor.

Next on the agenda was an application by Kris Bragg (2047 Embden Pond Road; Tax Map 27, Lot 14; site review completed 06/20/17; TR#1046-1 - \$25.00) to install a 6 foot foundation under existing 25' x 32' 17' dwelling and to raise the dwell 2 feet to an overall height of 19 feet; 25' HWM. A motion was made by AB and seconded by DB to table any further action on the application until such time as the Board receives a soils test. All were in favor.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	Check #
2511	Michael Eastman	To construct 36' x 36' single story garage; 30' high on frost wall and concrete slab; site review completed 06-20-17; 220' HWM; 1230 East Shore Road; Tax Map 14, Lot 6		\$25.00	TR#1066-1

An application was submitted by Richard Packard (1549 Embden Pond Road; Tax Map 7, Lot 6; TR#1330-1 - \$25.00; site review completed 06-27-17) to construct 28' x 36' single story garage; 16 feet high; on concrete slab. After discussion concerning the proposed new driveway, a motion was made by MD and seconded by DB to table any further action until the Board has received a statement from the Road Commissioner that the entrance as laid out was okay and the length of the culvert was determined. All were in favor.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	Check #
2512	Dean Gamble	To construct 25' x 30' single story garage on concrete slab; 20' high; site review completed 06-27-17; 127 Loon Road; Tax Map 34, Lot 28-1		\$25.00	TR#1162-1
2513	Sonny Acres LLC	To construct 30' x 40' single story dwelling 22' high on full foundation with attached 40' x 40' screened in porch on posts; soil erosion control to be in place prior to construction; internal plumbing permit required; Gilbert G. R. Taylor & Son certified contractor #2734; site review completed 07-11-17; 135 Second Street; Tax Map 10, Lot 11-1	Ext. #1678 Int. #1681	\$25.00	TR#1188-1
2514	Robert & Alice Reid	To clear area of approximately 50' x 100' of stumps and storm related debris; soil erosion control to be in place prior to any work; area to be mulched & seeded with grasses native to area; to plant 6 deciduous tree; SWD to be utilized; certified contractor required; site review completed 06-27-17; 22 Squirrel Drive; Tax Map 34, Lot 40		\$25.00	TR#1292-1

Because of the late hour and there were still several items on the agenda, it was voted to continue the meeting until July 20, 2017 at 7:00 p.m.

Present at the continuation meeting were Leo Mayo, Eleanor Ketchum, Ann Bridges, Dwight Barron, Myles Durkin, and alternate Jan Welch. Also present were Susan Hathaway, CEO and Richard Packard.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	Check #
2515	Richard Packard	To construct 28' x 36' single story garage, 16' high on concrete slab; to install 15" culvert 40' long; driveway location approved by Michael Witham, Road Commissioner 07-17-17; site review completed 06-27-17; 1594 Embden Pond Road; Tax Map 7, Lot 6.		\$25.00	TR#1330-1
2516	Myles Costello	To construct 36' x 28' two story dwelling on full foundation; 25' high with attached 28' x 30' two story garage on concrete slab; 25' high; site review completed 06-27-17; 67 Rusty Drive; part of Spruce Ridge Estates subdivision; Tax Map 5, Lot 38	Ext. #1679 Int. #1680	\$25.00	TR#1152-1

The chairman indicated that he had received a copy of the plan for Spring Hill Subdivision Revision 1, Lot 11 only which was recorded in the Somerset County Registry of Deeds.

At the August 11, 2016 meeting an application was submitted by Samuel Morris (868 Kennebec River Road; Tax Map 9, Lot 8; site review completed 08/07/16; TR#1493-1 - \$25.00) to rehabilitate the existing 25' x 70' one story 30 foot high structure within the shoreland zone and within the flood zone. The CEO indicated that they would need a flood hazard permit. The Board

tabled any further action on the application until such time as a flood hazard permit was delivered to the Board. To date no additional information has been received from Mr. Morris. The Chairman instructed the secretary to prepare a letter to Mr. Morris indicating that his application has been removed from the agenda and that if he wishes the Board to consider this matter he will need to reapply and provide the Board with a copy of his flood hazard permit.

The Board continued to work on the revised shoreland zoning ordinance.

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