

Embden Planning Board – March 14, 2024

Members present were Leo Mayo, Ann Bridges, Myles Durkin, Randy Caldwell, Kelly Bragg and alternates Charles Pease and Anthony Sparrow. Also present were CEO Terri Lamontagne and Mr. and Mrs. Tim Wahler

The minutes of the February, 2024 meeting were accepted as presented.

The secretary indicated that the Chairman of the Selectboard advised her that there will be a work session on March 21, 2024 at 5:30 p.m. at the community center concerning the proposed ordinance for large dock systems.

Permit #	Issued to	Construction Type	Plumbing Permit #	Amt.	TR #
2933	Tim & Torry Wahler	To construct 24' x 24' garage on concrete slab with 12' lean-to on 2 sides on gravel pad – 190' HWM; to construct 10' x 10' one story 12' high screenhouse on wooden platform – 12' HWM; to emplace 40 yds. gravel & 15 yds. sand; to move 7' x 7' shed beyond 250' line; site review completed 03/12/24; 180 Cardinal Drive; Tax Map 35 Lot 004-001		\$25.00	#240324-1

Next on the agenda was an application from Judith and Woody Gould (196 Cardinal Drive; Tax Map 24, Lot 44; TR#240354-1 - \$25.00) to construct 8' x 10' one story 8' high accessory building on blocks and to construct a 14' x 14' covered deck on blocks and to emplace 100 yds of gravel. The CEO indicated that she was unable to do a site review due to the fact that there was still snow on the ground. A motion was made by AB and seconded by KB to table any action on the application until such time as the CEO is able to perform the required site review. All were in favor.

The chairman asked the secretary to contact Ken Lexier, the town's attorney, to see if he had a revised large dock system for the planning board to review.

The secretary gave the board members a copy of the state's model solar array ordinance to review and prepare a list of changes and/or additions to the one previous drafted as soon as possible so that it can be forwarded for review by the town's attorney. The secretary indicated that she needed the board's help in getting this ready for a public hearing.

It was voted to adjourn the meeting. Adjourned at 9:02 p.m.

Respectfully submitted,

Ann C. Bridges, Secretary