

TOWN OF WATERBORO
PLANNING BOARD
MEETING MINUTES
June 15, 2016
7:00 p.m.

I. ROLL CALL

Present: Kurt Clason Katy Mann Lee Nelson Judi Carll Judy Wirth

Absent: Steve Letellier Dwayne Prescott

Others: David Abbott Katie Brooks Alina Cram David Bozza Gene Libby
Deidre Donovan Brad French Sandy Labelle Robert Thomas
Lee Jay Feldman Glenn Charette David Lowe Tammy Bellman

Kurt Clason called the Planning Board meeting to order at 7:04pm on June 15, 2016.

I. MINUTES OF PREVIOUS MEETINGS

- **May 4, 2016** – Judy Wirth made the motion to accept the minutes as presented. Judi Carll seconded. Vote 4 – 0 – 1 (Katy Mann – Absent)
- **June 1, 2016** – Tabled by Kurt Clason.

II. NEW BUSINESS & PUBLIC HEARINGS

III. OLD BUSINESS

- **David Abbott – Brooks Dance Center Amendment** – David Abbott presented an amended rendering to the front elevation. The Planning Board received one with a stone façade when the original plan was approved. The front entrance has also been modified and is depicted here. There will be a border around the building between the top and bottom color. Judy Wirth – the original was presented with stonework and landscaping; then clapboards; it was approved with stonework. The bottom still not with clapboards. David – it will be made aesthetically pleasing. Would be the same building. Kurt – we were presented a design and it definitely does not look like the conceptual drawing. David – it was the proposal; did not feel cosmetics would apply. Assumed the plans that Glenn reviewed would have the same cosmetics. Dealing with an architect that took liberties both inside and out. Kurt – we were presented a view – should have let us know; it is an effort to help the area being residential; currently don't have commercial standards. This is the first time this has happened don't have the authority to change it. Glenn do you review cosmetics? Glenn – no look at building structure, mechanical, electrical. David – cost a lot of money to make everyone happy. Glenn – there is plenty of blame to go around; the Planning Board needs to make clear going forward to applicants that are these the plans with the way the structure will look when completed. Let's

concentrate on the fix. David – there will be a plastic band that separates the colors and big posts on the front for the entry. David pointed to an area on the plans with Glenn seeing the area. Kurt – will there be any façade on the front? David – no an independent structure from the building. Glenn- can we see a drawing? David – round sign goes in the gable end. The front will have six inch beams same roof and fascia. Kurt Clason made a motion to accept the design amendment proposed on the drawings dated June 10, 2016, although noted on drawing does not show the north and south elevation the projection. Lee Nelson seconded the motion. Discussion: Judy Wirth – I said what I wanted to say; I think this sets a precedence; I say this as a citizen also.. Vote 4 yeas – 1 nay (Wirth). Approved.

IV. COMMUNICATION

- Findings of Fact for Woody’s Sports Grille recorded copy.

V. MISCELLANEOUS

- Glenn Charette – In future make sure the applicant knows what is expected on the views; Lee Jay where I am headed is take lead from Glenn’s comment – what is submitted - is what is approved. Kurt – a smart developer will give us just a stick figure. Lee Jay – site elevations are not required. Glenn – the building permit requires the elevations and that is what is submitted to the planning board. The Site Plan requires elevations. Judy – can the applicant change the plans after submission? Kurt – yes. Lee Jay – yes – not held to it because trying to be pro-active for economic development and a layer will be added such as a bond or letter of credit – would need to manage the bond to ensure they adhere to all of the submission – would need to add another layer to the government.
- Lee Jay Feldman – Design Standards presentation done and they are the radar for the Board of Selectmen. Going to be scheduled to go before the Board.

VI. ADJOURNMENT

- Kurt Clason made the motion to adjourn at 7:28pm. Judy Wirth seconded the motion. No discussion. Vote 5 - 0 in favor. A five minute break and then the Planning Board went into the Shoreland Zoning Ordinance workshop where Kurt stated no public comment will be taken tonight.

Approved Date: _____

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