



Town of Eddington

906 Main Road Eddington, Maine 04428

PLANNING BOARD

July 12, 2016

6:00 pm

MINUTES

CALL TO ORDER: Susan called the meeting to order at 6:03 pm.

ROLL CALL: Members present were David McCluskey, Susan Dunham-Shane, Craig Knight, David Peppard, Mark Perry, alternate, Charles Norburg, CEO and Russell Smith.

Motion to make Mark Perry a voting member for tonight.

By David P/David M 2nd. Vote 3-0

MINUTES: Motion that we accept the minutes of June 28, 2016 as printed.

By Mark P/David M 2nd. Withdrawn

Motion to accept the minutes of June 28, 2016 Planning Board Meeting with the corrections of Page one, 4th motion, change vote from 3-0 to 3-1 and on page 2, sentence beginning "Gretchen thinks that Hughes Bros.... remove "their application again." And add "the Hughes generated comparison of the old and new ordinance against what the Board has prepared." **By Susan DS/David M 2nd. Vote 4-0**
Craig K abstained because he was not at meeting.

David M questioned whether Susan DS could make a motion as Chairman and Susan DS read from the Maine Townsman: "Question; Can a Chairman or Chairwoman of a municipal board vote just like other members do? Answer: "Yes, unless prohibited by Municipal Charter, Ordinance, or Board Bylaws or rules of procedure. The Chairman may make or second motions and participate in deliberations in the same manner and to same extent as other "Board members. There is no state law limiting the role of municipal chairman in these respects."

UNFINISHED BUSINESS: The Board will work with their Color-Coded Comparison of the 2012 and 2015 Ordinances to compare it to the changes submitted by Hughes Brothers and list changes that may need to be revisited in the Hughes Bros. application.

Susan read the following from the April 22, 2016 letter from Charles Gilbert, Town Attorney: I'm writing in follow-up to our recent conversation regarding several issues. As we discussed, it is my belief that, notwithstanding what Hughes Bros. requests, the proper procedure would be for the Board to do its comparison of the new and old Ordinances, make a determination of which, if any, issues need to be reopened because of changes in the Ordinance, and determine how to proceed to evaluate the application in light of those changes. Susan continued that tonight they would look at the differences and come up with a punch list. She asked the Board and they had no problem with this.

Susan began to compare Hughes document of changes to the Boards color-coded comparison.

2000. No changes

2001. Insignificant changes

2002.1 Existing Operations does not apply to Hughes Bros.

2002.2.2.2 New Operations and expansion of existing operations. Susan questioned whether the Purchase and Sales agreement had an end date or if it was based on approval. Janet H said that sometimes in the review process the Planning Board asks for additional information or MDEP requires it so that it may not have been previously required, but they may have included it already in their paperwork. Susan said that she is the only one that has been through the entire application process. Janet H said that if everyone wants to review it, she can come back and go through the changes. Mark P said he had requested a copy of the Hughes application but has not received it yet. Russell S said we are making copies for everyone so everyone will be on the same page. Mark P said that they can identify this requirement as one that they will check the submission on and make a motion at the next meeting.

Janet H has a new document that contains more information than the summary she originally provided that she will submit to the Planning Board for them to review. David M suggested taking Janet H's new document and compare it to their document to make sure they agree on those terms, regarding the changes noted in each document. Janet will review the document tonight and will send the new document tomorrow.

Motion that we postpone discussion of the Hughes comparison of the ordinance to the next meeting so all members have a copy of Hughes counter comparison and a copy of Hughes application.

By David P/Mark P 2nd. Vote 5-0

David M clarified that at the next meeting they will review their comparison to Mrs. Hughes comparison to see if they agree on what has more restrictions or has higher standards. After they do that they can now take the new comparison document and use it to review the Hughes application. Susan suggest tasking Tom and Henry if they have the big binder. She further stated that they started their review of the Hughes application on March 27, 2014. Susan DS explained to the Board that the these reviews were with the 2012 Ordinance and when the ordinance was changed in 2015, Section 402.2 was moved to 402.13 which caused all of the other sections to move up. Susan thanked Janet H.

NEW BUSINESS:

OTHER BUSINESS:

STAFF REPORTS: Charles N said he has received notification that Verizon wants to co-locate on the Tower at the 63 Main Road and he has sent them an application but he has not received anything back.

PLANNING BOARD COMMENTS: David P questioned appointing a new vice chair tonight. Susan suggested waiting until Mark P was appointed as a member of the Board at the next Selectmen meeting.

PUBLIC ACCESS: Frank Arisimeek, 1306 Main Road, in regards to the April Attorney's letter about the Hughes Bros application that was read, he also said the same thing in February.

Ralph McLeod, Main Road, Holden, thanked the Board for their dedicated service to the Town of Eddington.

ADJOURNMENT: Motion that we adjourn at 6:36 pm. **By David M/Craig K 2nd. All in favor.**

Respectfully Submitted,

Denise M. Knowles