

WISCASSET PLANNING BOARD
MINUTES, JULY 23, 2007

Present: Al Cohen, Earl Dighton, Tony Gatti, Chairman Steve House, Jill Lorom, Jackie Lowell, Karl Olson and Ray Soule

Absent: Peter McRae

1. Call to Order

Chairman Steve House called the meeting to order at 7:05 p.m.

2. Consideration of July 9, 2007 minutes

Ray Soule moved, Al Cohen seconded, to accept the minutes. Vote 8-0-0.

3. Hunt Co., Inc. - Waiver request for 1,248 sq. ft. storage building, Map R-3, Lot 85B

Forrest Hunt plans a 24' x 60' storage building. It will be situated 15 feet from the property line and 100 feet from the nearest building. There will be electricity but no plumbing in the building. He requested a waiver from site plan review process because the building will be less than 2,000 square feet. Ray Soule moved, Al Cohen seconded, to grant the waiver on the building. Vote 8-0-0.

4. Hunt Co., Inc. - Creation of lot, Subdivision Amendment, Map R-3, Lot 85B

Forrest Hunt presented plans to create a 2.78-acre lot on the 23-acre subdivision. The last division of land in the subdivision was in 2002. He is selling the lot to the current tenant. The building on the property meets the setback requirements. Al Cohen moved, Ray Soule seconded, to approve the subdivision amendment as presented. Vote 8-0-0.

5. Other Business

A site walk of the Gagnon property at Route 1 and Old Bath Road by Al Cohen, Earl Dighton and Jill Lorom was rescheduled for Friday, July 27 at 4 p.m.

Jeffrey Hinderliter announced that Robert Sharkey had been hired as part-time Code Enforcement Officer effective August 6.

There will be a public information meeting on July 24 at 6 p.m. at the high school on the Twin River Energy Center proposal. Jeffrey Hinderliter said the Ordinance Review Committee would meet on August 8 to begin looking at amendments to the building ordinance, which would be needed to accommodate the height of the building. An amendment will be presented to the Planning Board and submitted

to Town Meeting for a vote on November 6 or before, and an application will probably be submitted in late 2007 or early 2008 if the ordinance amendment passes.

Jeffrey Hinderliter said that MDOT plans to resurface and regrind Route 1, but it has put a five-year moratorium on construction that would affect the pavement. Applicants whose proposals may be affected by the moratorium have been notified.

6. Adjourn

Al Cohen moved, Karl Olson seconded, to adjourn the meeting at 7:27 p.m. Vote 8-0-0.

Submitted by,

Jackie Lowell, Recording Secretary

cc: (Upon Planning Board approval) Board of Selectmen