

DRAFT
Planning Board
Minutes of December 2, 2008

Members Present: Tom Vannatta, Chair; Travis Dezotell; Bill Weiler; Ron Williams; Ken McWilliams, Advisor

Mr. Vannatta called the meeting to order at 7:10 p.m.

The Board reviewed the minutes of November 12, 2008 and made corrections.

Mr. Williams made a motion to approve the minutes of November 12, 2008 as amended. Mr. Weiler seconded the motion. All in favor.

CASE: Code – 042: Zoning Amendments – 2009 Town Meeting – Article VII, Shoreland Overlay District.

Mr. McWilliams explained that in the revised draft dated December 2, 2008 he specified the Board of Selectmen (or their designee) as the Board who should oversee the Town shoreland permits per 7.12. The applicant will need access to the Board they are going to be dealing with quickly. If the Planning Board receives the shoreland permit applications that will only allow approval one night/month. Also, many of the issues involved with shoreland permits are administrative issues which the Board of Selectmen are better equipped to handle than the Planning Board. Mr. McWilliams suggested that if the Board of Selectmen are inclined to designate the Code Enforcement Officer to oversee these permit applications, then the Code Enforcement Officer should be trained in this area.

Mr. Williams commented that the Code Enforcement Officer, Paul LaCasse, has already been to several informational sessions on the CSPA hosted by DES.

Mr. McWilliams informed the Board that Peter Stanley, Shoreland Permit Administrator in New London, stated that he ranges from 4 – 12 hours per permit, depending on the complexity of the project.

Mr. Weiler shared two more reasons why the Planning Board should not be involved in the shoreland permit; 1. The Planning Board is not part of the executive branch of government and 2. The ordinance has a chapter that says that the Board of Selectmen is the enforcing Board.

Mr. Weiler commented that the shoreland permit process is beginning to appear more and more like a State unfunded mandate.

Mr. McWilliams commented that the motivation for the Town to control the shoreland permits is that the State does not have the manpower to enforce the CSPA.

Mr. Weiler suggested that the Board take the proposed Article VI and the related definitions in Article II to the voters. If it passes, then it is up to the Board of Selectmen to administer the ordinance how they choose.

The Board continued to review the December 2, 2008 draft of Article VII and made minor changes. The final draft will be available December 16, 2008.

At its January 7th meeting, the Board will decide whether or not a public hearing will be needed on January 28th based upon the progress of the final draft(s) of the zoning amendments.

CASE: 2004-006: Angel Hawk Subdivision – Jaimie Gould – Advanced Conception Property Development, LLC - Development Agreement

Mr. Vannatta informed the Board that he does not have any progress to report on the signing of the Development Agreement because Mr. Gould has been away. Mr. Gould informed Mr. Vannatta that he received the agreement in the mail when he returned and will have his attorney review it as soon as possible.

Mr. Dezotell made a motion to adjourn. Mr. Williams seconded the motion. All in favor.
Meeting adjourned at 8:00 p.m.

Respectfully submitted,

Linda Plunkett
Recording Secretary