

TOWN OF WATERBORO
PLANNING BOARD

WATERBORO, MAINE



MINUTES

Regular Meeting Dec. 10, 1975

Meeting called to order at 7:30 p.m. by Chmn Douglas Foglio; others present were Ronald Dyer, Steve Kasprzak, Frank Goodwin, Philip Gardner, and Sheryl Smith. Guests present were Fire Chief Lawrence Morrill and David Hayes from Land Use Consultants. Mr. Payeur was present with his Preliminary Plan for Brookside Estates. Philip Gardner was authorized to vote.

MINUTES

Minutes of the Dec. 3, meeting were passed out and will be approved at a later meeting.

TREAS. REPORT

The Treasurer reported that the Dec. 1, 1975 balance was \$853.41. Ronald Dyer moved and Philip Gardner seconded that the Treasurers report be accepted as read. The vote was unanimous.

BROOKSIDE SUBDIVISION-Nolette & Payeur

It was decided that Fire Chief Morrill, Developer Payeur and Mr. Haynes meet at the site and find the most efficient way to install a dry hydrant. They will inform us of their conclusions. Steve Kasprzak moved and Philip Gardner seconded that we send a letter to the Fire Dept. asking them to work up specifications for dry hydrants. The vote was unanimous.

Suggestions: 1. That a conservation easement to the brook be deeded over to the Town.

2. That a mound be left in its natural state in the center of the cul-de-sac.

3. That no entrance or exits shall be made from lots I and I9.

Steve Kasprzak moved and Frank Goodwin seconded that if D.E.P. accepts the soil work done on this project that we also would. The vote was unanimous.

Steve Kasprzak moved and Ronald Dyer seconded that we start using a Receipt of Application for Subdivision Approval. The vote was unanimous. Mr. Payeur was given a receipt for his Preliminary Plan on Dec. 10, 1975. Steve Kasprzak moved and Philip Gardner seconded that we waive the requirements that the Preliminary Plan be drawn on a seal of 1" - 60' (Sec. 6.2.1) and accept the 1" - 100' as drawn. The vote was unanimous. Frank Goodwin moved and Philip Gardner seconded that we waive the requirements that cul-de-sac roads not exceed 600' in length (Sec. 9.3.1.6) and accept the 2100' &/- as proposed. The vote was unanimous. Land Use Consultants; Mr. David Haynes wrote a check for the Preliminary Plan in accordance with Subdivision Procedure 6.1.2 for \$55. for a 19 lot subdivision known as Brookside Subdivision. Ronald Dyer moved and Sheryl Smith seconded that Brookside Subdivision be informed their Plan as submitted Dec.10, 1975 was incomplete and we have placed it on the agenda for Jan.7,1976 and they should provide the needed information at that time. The Vote was unanimous.

BY-LAWS

Mr. Gardner presented a rough draft of By-Laws . It was decided we would discuss them at a latter date.

NEXT MEETING

Jan. 7,1976 at 7:30 p.m.

Meeting adjourned.

Respectfully Submitted:

Frank R. Goodwin

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Secretary

Approved By:

Ronald Dyer
Philip M. Gardner