

Waterboro Planning Board

TOWN OF WATERBORO

YORK COUNTY

MAINE

Minutes of meeting held July 11, 1973 at St. Stephen's Parish Hall.

Present were; Stuart Gannett, James Carll, Everett Smith, Jr., Clinton Woodsome, Forrest Abbott, Jr., Building Inspector Merrill Pazolt.

Minutes of meeting June 13, 1973 read. It was voted to change paragraph on amending Subdivision Regulations to read: "A fee of \$25.00 to be charged for Subdivisions up to 4 lots. Over 4 lots to be \$25.00 plus \$2.00 for each additional lot over 4. The money to go to the Town". Minutes of June 13, 1973 were then approved.

It was mentioned that Lake Arrowhead has our copies of their Final Plans ready. Secretary will write them and ask for the Plans. James Carll said they could give them to him for us if convenient.

Clinton Woodsome was appointed by Chairman Gannett to vote at this meeting.

The matter of the Building Code Books not conforming to the one voted on was discussed. Chairman Gannett appointed Clinton Woodsome, Wade Junkins and Merrill Pazolt to look over the book and report at next meeting what needs to be changed.

It was voted that the policy of the Board regarding the definition of a Subdivision shall be that - "before anyone sells a third lot from their property they must file a Subdivision Plan, unless the third lot is the remainder of the original parcel."

Harry Smith was present to tell us of some raw sewerage being dumped near his land on the Ossipee Mountain Road. It is near a brook that runs into Ossipee Lake. Chairman Gannett will draft a letter to the Town Plumbing Inspector and to the State Dept. of Health and Welfare informing them of the situation.

Henry Milne's Final Plan of his development "Mountain View" on Hamilton Road in So. Waterboro, with 23 lots, was presented. Found to be acceptable except for fact that there is no record owner's name on the Plan. Secretary will return the plan to Henry and tell him that if he has the record owner's name placed on the plan, it will be signed.

Mr. Jerry Merrill and Mr. David Eon were present. They had preliminary Plans of Mr. Eon's development on Ossipee Lake, across Route 5 from Stephen Kasprzak's. It has 7 lots, all over 40,000 Sq. ft. plus a public beach. It needed a name, a deed description, and a soil survey. They also were planning a 15' right of way between several of the lots to the waterfront, but were advised that this might develop trouble in the future, and they decided to eliminate this. They will be in again with another plan, hopefully acceptable.

Chairman Gannett reported that Robert Abbott told him that the 50' radius requirement for a turnaround in our Subdivision Regulations is not sufficient for today's snowplows. Suggested that we try for 75' radius or even 100'.

Secretary will type up copies of the amendment concerning charging fees for subdivisions.

Adjourned at 9:45 PM.

Everett Smith Jr.
Sec'y.

These plans were signed a few days later after Henry had returned name filed in