

TOWN OF WATERBORO
PLANNING BOARD

WATERBORO, MAINE



MINUTES

Regular Meeting, Nov.11,1981

- I. Rollcall: Mr's. Goodwin, Denby, Hamilton and Keith in attendance.
- II. Minutes of previous meetings: Minutes of the Oct.22, meeting were accepted after being corrected to include Mr.Hamilton attendance and committee report.
- III. Communications and Bills:
 1. R.Bean building permit application
 2. Norman Croteau building permit application.
 3. Sanford Savings statement of 10/15/81 shows \$2.42 interest.
 4. Request from Selectmen to submit a budget for 1982.
 5. Letter from S.M.R.P.C. on Septage Site Project.
- IV. Treasurer's report: Accepted as read, current balance is \$526.89.
- V. Reports of Committees:
 1. Roland Denby reported on a panel meeting he attended of the D.E.P. & S.M.R.P.C. regarding manufactured homes (mobile) regulations. Town's were advised to review their zoning that may illegally limit mobile home installations.
 2. Frank Goodwin discussed the Road Standard Project with Land Use Consultants, Inc. Due to personnel changes they have lagged behind schedule. Land Use will provide us with a status report shortly.
 3. Frank Goodwin discussed the Septage Site Project with Brian Chernack of S.M.R.P.C. Brian will attend the next Board meeting to review their progress.
- VI. New Business:
 1. Lake Wood Hill Subdivision: Mr. Brad Smith of Surety Services Corp., Center Harbor, N.H. submitted a preapplication and preliminary sketch plan for an 8 lot subdivision on the southeast camp road of Lake Sherburne. Town maps reference 47, land previously owned by David Foss.
The Board directed Mr. Smith to more accurately locate the proposed subdivision on Town Tax Maps, provided a copy of the deed, and approach the Lake Sherburne Association for the access road status.

2. Mrs. Foss of Ossipee Lake: Mrs. Foss inquired if a second dwelling (small trailer) could be located on Lot 2, Map 31. She is in need of a new dwelling since the camp currently on this lot is to be renovated and occupied by her sister.

The Board advised Mrs. Foss that our zoning does not allow two primary structures on the same lot. She will persue other methods to aquire a new home.

3. Norman Croteau building permit application:
Mr. Croteau's request for a seperated two car garage was returned unapproved to the C.E.O.
Current zoning requires additions to be attached to the existing dwelling, also a more accurate sketch plan is required.
4. R. Bean Building permit application:
The application was returned unapproved to the C.E.O. for the following reasons: The request is to expand a non-conforming structure which is less than 10 feet from the lot sideline. This request should go to the Board of Appeals along with a more detailed lot plan, the sketch provided did not agree with the Town Tax Maps.

VII. Special Note:

Due to Thanksgiving holiday the Board voted to move the next meeting to Nov.23rd., at 7:30 pm.Mr.Goodwin will place notices in the appropriate newspapers.

VIII Adjournment:

This meeting was adjourned at 10:20 pm.

Respectfully submitted,


Russell R. Keith Sec/Treas.

Approved by:

