

TOWN OF WATERBORO
PLANNING BOARD

WATERBORO, MAINE

REGULAR MEETING WATERBORO PLANNING BOARD APRIL 10, 1991

CALLED TO ORDER BY VICE CHAIRMAN, ROLAND DENBY AT 7:50 P.M.

I ROLLCALL: Present were Cindy Allen, Judi Carll, Kerry Perkins, and Vice Chairman Roland Denby.

II MINUTES OF PREVIOUS MEETINGS: March 28, 1991

III COMMUNICATION AND BILLS:

1. Memo from CEO Re; Tim McCandless
2. Letter from Emery & Garrett Groundwater & Invoices
3. Superior Court Civil Suit Re: Charles Thornton
4. Municipal Officials Workshop Info
5. Memo from Registry of Deeds Re: Fee Increases
6. Info from MAP/NNECAPA Re: Annual Award Nominations
7. Outgoing Communication

IV REPORT OF OFFICERS;

Dwayne Morin briefed the Board members present on the C & K Apartment Complex suggested fine by the Board. Selectmen are looking at waiving the fee suggested by the Board until June 1, 1991 deadline. Completion of the project at that time the Board of Selectmen, Planning Board to determine if a fine should still be imposed.

Discussion regarding this matter. General feelings from the members present adamant that the motion regarding the suggested fine at a previous meeting stand.

Kerry Perkins moved to notify the Selectmen that their previous decision regarding fine to be imposed stands. Judi Carll seconded the motion. Vote was 4-0 in favor.

Dwayne also discussed with the Board front lot line requirements where easement highways were involved. The center line of the road would be the front lot line.

Dwayne noted that the Board should check the status of back taxes on property going through subdivision approval. Prior to final acceptance all taxes should be paid.

Next meeting the Board will start work on the Zoning Ordinance Updates utilizing the newly accepted Comprehensive Plan as a guideline. Section 3.03 Summary of Dimensional Requirements to be the subject of next meeting, Zoning

Districts, Duties, Definitions, etc.

Kerry Perkins noted he would not be able to make the April 25th meeting.

V APPOINTMENTS:

8:15 P.M. PETER GARRETT

Peter Garrett gave a presentation regarding septic systems. He also explained the new theory of flow of domestic wastewater in regards to 5 PPM as required by the Town's standards.

If the Board asked the developer to utilize new systems, that are designed to lower nitrate Peter suggested that the Board request monitoring quality of water prior to the water entering the drain field. How does the Board interpret the requirements, at any point on lot line, or an average of lot line to nitrate level.

Peter noted that developers could utilize public water supply or public sewer for development whenever possible. General information meeting swapping ideas about ways to deal with the new theories regarding nitrate flow.

REMAINDER OF MEETING SET ASIDE FOR PLANNING

VI NEW BUSINESS:

VII OLD BUSINESS:

VIII ADJOURNMENT:

Meeting adjourned at 10:54 P.M.

Respectfully submitted,

Dwayne Woodsome
Secretary/Treasurer

Roland E. Derby
Guthrie L. Allen
Justin Cole
