

**TOWN OF WATERBORO**  
***PLANNING BOARD***  
***MEETING MINUTES***  
***December 2, 2015***  
**7:00 p.m.**

**I. ROLL CALL**

Board Members

Present: Kurt Clason Lee Nelson Judi Carll Dwayne Prescott Judy Wirth

Absent: Katy Mann

Others Present: Lee Jay Feldman David Lowe Tammy Bellman

Kurt Clason called the Planning Board meeting to order at 7:00pm.

Kurt Clason reviewed the Agenda items.

Kurt stated that a quorum has been reached by the Planning Board with the members present.

**II. MINUTES OF PREVIOUS MEETINGS**

- Kurt Clason made a motion to accept the minutes of November 18, 2015 as written. Dwayne Prescott seconded. No discussion. Vote 5 – 0.

**III. NEW BUSINESS AND PUBLIC HEARINGS**

- Public Hearing reminder for December 16, 2015 at 7pm at the Town Hall. Lee Jay met with the Economic Development Committee (EDC) to brief them on the Zoning Amendment – 7.10 Commercial Design Standards. Gary has provided the information to the Board of Selectmen. Lee Jay will provide the EDC the correct copy on Thursday, December 4, 2015 – they had a concern regarding an issue that has already been changed in the current version up for the Public Hearing (page 2 #7 – materials and textures . . . .) – as he provided them with the wrong copy today. The second concern the EDC had was the suggested parking behind the building. Dwayne mentioned in paragraph 2 the height similar to buildings near by. Lee Jay shared that they should be visually compatible. Visually compatible would not have a flat roof next to a peaked roof, will look at the language and work with it. Showed picture of Dollar General in Lewiston and commented how lucky the southern Maine Dollar Generals looked – as they were so much better than others.

**IV. OLD BUSINESS**

**V. COMMUNICATION**

- **Public Hearing Design Standards 7.10 Announcement** – This is for **commercial** buildings only NOT residential. Judi clarified that this pertains to

businesses on Routes 202 or 5 and going through Site Plan review process. Lee Jay – the applicant normally comes in with a unified plan.

**VI. MISCELLANEOUS**

**VII. ADJOURNMENT**

- Judi Wirth made the motion to adjourn at 7:23pm. Judi Carll seconded the motion. No discussion. Vote 5 - 0 in favor. Meeting Adjourned.

The Planning Board adjourned and went into the Campground Ordinance workshop.

Approved Date: \_\_\_\_\_

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