

**TOWN OF DEERING
PLANNING BOARD**

**UNAPPROVED
Minutes
November 27, 2018**

Members present: Dan Goddu, Chairman; Katherine Jenkins, Vice Chairman; Beth Kelly; Sharon Simpson, Stephen Avery, John Shaw, Select board member

Public present: Tyler Robison, Sarah Fillion, Neil Semple, George Sanderson

The meeting was opened at 7:05 pm.

Agenda Item #2a. Public hearing; Lot line adjustment for Tyler Robison & Sarah Fillion, 129 Sky Farm Road, Tax Map 245, Lot 3 and Tax Map 246, Lot 7.

Public hearing was opened at 7:08pm.

Neil Semple was recognized. He showed the plan for how the line would be adjusted. Very straight forward. The public was asked if they had any questions or concerns. George Sanderson was recognized and stated that he was very much in favor of the lot line adjustment. Letters were read from two other abutters who both had favorable words to say concerning the adjustment.

7:16pm. Public hearing was closed.

Discussion by the Board. Chair Goddu asked if the Board had any concerns about this lot line adjustment. None. Motion was made by Beth Kelly and seconded to approve the application for Tyler Robison and Sarah Fillion. Ayes have it. Approved.

Stephen Avery recused himself from the Board so that he could speak about his application for a storage shed at 71 Lost Lane.

Agenda Item #2b. Application submitted to construct a storage shed in the Watershed Overlay District, Article 4, Section 5 of the Watershed Protection Ordinance for Stephen Avery, 71 Lost Lane, Tax Map 234, Lot 6. This is part of Shoreland Impact Permit 2018-02886 for the construction of a garage, replacement of steps leading down to a dock and the construction of a patio walkway consisting of crushed stone and permeable pavers. It is not the owner's intention to construct a garage this year but would like to replace steps, install pavers and construct shed in 2018.

Stephen Avery showed the plan for where the shed is proposed to sit. He is putting the shed near the proposed garage and will put 3' to 4' of 1-1/2" gravel all around the perimeter to catch runoff from the roof.

Chair Goddu would like to have a site walk in the spring so the Board can see where the garage will be. A motion was made to approve just the plan for the shed at this time for Stephen Avery, 71 Lost Lane, Map 234, Lot 6 with a border of 1-1/2" gravel around the perimeter. Seconded. Ayes have it. Approved.

Agenda Item #2c. Documented fee discrepancy between Planning Board Rules and Procedures and subdivision/lot line adjustment application. Email received from Diane Kendall, Admin. Assistant.

The Board discussed the fees as they now exist on the website. They agreed they should be revised to add a separate fee for lot line adjustments. The applicants for Robison/Fillion should receive a refund after paying too much.

Agenda Item #3a. Review and approve meeting minutes for October 10, 2018 meeting.

The minutes for the October 10, 2018 meeting were reviewed. A motion was made and seconded to approve the minutes of the October 10, 2018. Ayes have it.

Agenda Item #4. Communications & Miscellaneous.

The Shoreland Impact Permit for Stephen Avery, 71 Lost Lane has been received.
The Wetlands and non-site specific permit for Carole & Glenn Clark, Zoski Road has been received.

Chair Goddu has drafted a FAQ sheet for the Watershed Overlay District, Article 4, Section 5 for the Board to look at and discuss.

Having no more business before the Board, a motion was made and seconded to adjourn the meeting at 7:52pm.

Respectfully submitted,

Linda Winters
Planning Board Clerk