

**MINUTES OF MEETING  
PHIPPSBURG PLANNING BOARD  
NOVEMBER 12, 2008**

**MEMBERS PRESENT:** Clifford D. Newell, Robert Smith, and Marie Varian, Chairman.

Meeting was called to order at 5:00 pm. Varian stated that the Planning Board was on its winter hours and that it would meet at 5:00 pm each time until the spring. She reported that there was a quorum and that there was only one piece of new business.

**1. Burnette Wallace, 7 River View Avenue, Popham Beach, Tax Map 14, lot 86**

Application for an after-the-fact permit to construct a 10' long x 3' 10" wide elevated walkway on the outside of her building. This will be addressed under the Shoreland Zoning Ordinance, Section 12-c-1 and 12-1-a. Varian reported that the Board had the application and that the Codes Enforcement Officer (CEO) has visited the site and has prepared footages, both square and cubic. This application will use no cubic feet. The CEO has given the Board the report of what is existing, what is allowed, what they're asking for, and what will be left over (see table below).

	<u>SQ. FT.</u>	<u>CU. FT.</u>
Existing	646.0	5,980.0
Allowed expansion	193.8	1,794.0
Permit will use	40.0	0.0
Remaining for future use	153.8	1,794.0

The CEO saw no objection to this application, even though the work is already done. The only penalty there is to double the fee.

Newell moved that the application be accepted as written; Smith seconded the motion. There was no discussion. Motion was passed unanimously.

Varian reminded the applicant that the fee would be \$40.00, which is double the regular fee. She also informed him that the application had to be recorded at the County Courthouse, and that he had 30 days to record it.

**2. Consideration of Minutes of August 12<sup>th</sup> and September 9<sup>th</sup> Meetings**

Newell moved to accept minutes with minor corrections. Motion was seconded and passed unanimously.

**3. December Meeting**

Varian reported that neither she nor the CEO has any applications for the Board to consider in December. Newell moved to cancel the December meeting. Smith seconded the motion. Motion was approved unanimously.

**4. Announcements**

- a. Judgment was made in favor of the Town and Mr. Poliquin in the matter of Terry Wyman v. Inhabitants of the Town of Phippsburg and Bruce Poliquin. Mr. Wyman has appealed the Superior Court's decision. Varian stated that the Board would wait to see what happens next.
- b. For the record, there was no Planning Board meeting held in October.
- c. Two upcoming seminars were mentioned in the event that any members of the Board would be interested in attending. One is sponsored by the Maine Municipal Association and will be held on November 13<sup>th</sup>. The second is on zoning and subdivision law in Maine.

**5. Other Business**

- a. Need to schedule a workshop to discuss and review the draft of the Historic Preservation Ordinance.
- b. Smith reported that he has a foreign exchange student from China staying with him and that he will bring him to a Planning Board Meeting.

Adjourned at 5:17 pm.

Respectfully submitted,

Channa A. Eberhart