

June 25, 2003

EXPANSION OF BUSINESS HEARING

Selectmen present were: Proctor Wells and Michael Rice.

Planning Board members present were: Marie Varian, Chairman; Marion Hebert; Bruce Kaake; Clifford Newell.

The two Boards convened for the purpose of hearing an application for an Expansion of Business regarding Ocean View Park, Inc. in Popham (Map 14, Lots 41 & 42). Wells opened the meeting by reviewing the application which was accompanied by certified letters to five abutters, four of which were returned. Both Boards witnessed these notices.

Charles Konzelman, owner of the property, was represented by his Attorney, Roger R. Therriault. Therriault advised that in 1997 Konzelman received a Building Permit for a 290 square foot expansion and was advised by the then CEO that an Expansion of Business Permit was not required. In a recent court case between Konzelman and an abutter, the judge questioned if the expansion actually met the criteria of an expansion and was actually needed. Konzelman felt the logical way to clear up the matter was to go thru the Expansion of Business process.

Section 2.4 of the Land Use Ordinance was referred to and it was noted that the conditions of the store are the same as prior to the expansion.

Varian made a motion to accept the application as presented and it received unanimous approval from both Boards. The \$95 fee was paid.

Respectfully submitted,

Marion J. Hebert,
Recording Secretary/
Planning Board Member

June 25, 2003

APPLICATION FOR CHANGE OF USE

Selectmen present: Proctor Wells, Michael Rice.

Planning Board Members present: Marie Varian, Chairman; Marion Hebert, Bruce Kaake; Clifford Newell

The two Boards met to review the application presented by Elisabeth von Huene who wishes to reopen the building formerly known as "Riverside Furniture" in Winnegance (Map 1, Lot 32). She explained that the new business will be known as the "Riverside Gallery" in which she will sell paintings, prints, pottery, crafts, gift and similar items. The Business Application contained signatures from four abutters of the property. She presented samples of paintings, etc. which she will have on display in the seasonal gallery.

von Huene explained that there are septic problems on the property and, since there is no sewerage, no personal occupancy is possible at this point. She added that there will be a need for designated parking because of the traffic congestion in that area. The issue of signage was also discussed.

The Boards gave unanimous approval to the application and the \$95 fee was paid.

Respectfully submitted,

Marion J. Hebert,
Recording Secretary/
Planning Board Member