

Old Orchard Beach Planning Board Site Walk & Workshop Minutes
Thursday, June 3, 2010

SITE WALK

Site Walk: 5:45pm at 2 Oak Street. Conditional Use Home Occupation Review: Proposal to sell lobsters out of existing garage at 2 Oak Street, MBL 210-2-59. Applicant is Daniel Clough.
Site Walk called to order at 5:44pm
ROLL CALL: Win Winch, Eber Weinstein, Tianna Higgins. Absent: Don Cote, Karen Anderson, Mark Koenigs. Staff: Jessica Wagner and Gary Lamb. Abutter present: Minnie Mathews (5 Oregon Avenue).
WEATHER CONDITIONS: cool evening, cloudy, plenty of day light.
Mr. Clough stated he would be selling both live and cooked lobsters. He showed the board the inside and outside of the garage area. Ms. Mathews asked what zone this was in. Ms. Wagner indicated this was the R4 zone, and the proposed use was allowable as a Home Occupation with Conditional Use approval from the Planning Board. Mr. Clough suggested that he might sell old lobster buoys as well. Ms Wagner stated that when he applied for a business license, he should note this in the application. Mr. Winch pointed out that the parking appeared to be sufficient for the proposed use.
Site Walk Adjourned at 5:50pm

WORKSHOP

Call to Order at 6:03pm
Roll Call: Win Winch, Eber Weinstein, Tianna Higgins. Absent: Don Cote, Karen Anderson, Mark Koenigs. Staff: Jessica Wagner and Gary Lamb.
ITEM 1: Discussion: Site Plan Review: Proposal to extend the off-road Eastern Trail from Milliken Mills Road to the Saco Town Boundary. MBLs 103-1-43; 103-2-1; 103-1-52; 105-4-2. Applicant is Eastern Trail Management District, Agent is Deluca Hoffman.
Mr. Lamb explained the Eastern Trail proposal. Ms. Higgins stated her concerns about the 45mph Cascade Road crossing.
ITEM 2: Discussion: Conditional Use Home Occupation Review: Proposal to sell lobsters out of existing garage at 2 Oak Street, MBL 210-2-59. Applicant is Daniel Clough. <i>There were no additional comments beyond what was discussed at the Site Walk.</i>
ITEM 3: Discussion: Performance Assurance Request: Limit the number of building permits that will be issued at Cherry Hills Road (Dunegrass Section B) until a performance assurance is established for the installation of the new Pump Station 600. Applicant is Cary Seamans. Mr. Lamb: we do not have anything in writing to submit to you. Perhaps we will have something before the meeting. In short, the developer of Section B at Dunegrass is required to put up a complete performance assurance for all site infrastructure, and his request is to not establish a performance assurance for the pump station until the pump station needs to be installed.
ITEM 4: Discussion: Proposal to amend the Shoreland Zoning Ordinance in Chapter 78. Mr. Bird: do you have any questions for me or for the Conservation Commission? Ms. Higgins: why did you choose 250ft as the setback from streams? Mr. Bird: we selected a number that seemed reasonable and could be amended. Ms. Higgins: how many total parcels would be affected by the 250ft buffer as suggested by Mr. Bird, versus the 75ft buffer as required by DEP, versus the 100ft buffer as specified in our current ordinance? Mr. Lamb stated that he could collect these numbers for the Board.
GOOD & WELFARE
<i>none</i>
Workshop adjourned at 6:45pm

I, Jessica Wagner, Secretary to the Planning Board of the Town of Old Orchard Beach, do hereby certify that the foregoing document consisting of one (1) page is a true copy of the original minutes of the Planning Board Site Walk and Workshop of June 6, 2010.