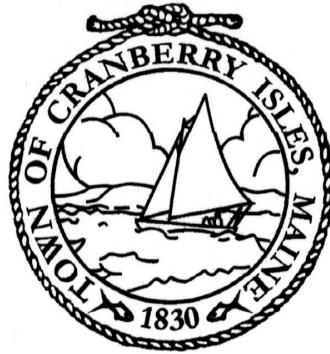


BOARD OF SELECTMEN  
RICHARD BEAL, CHAIRMAN  
FLORENCE J. SPRAGUE  
CORY R. ALLEY

TOWN CLERK / TREASURER  
DENISE Mc CORMICK



ADMINISTRATIVE ASSISTANT  
TO THE SELECTMEN  
JAMES FORTUNE  
PUBLIC SAFETY COORDINATOR  
KATELYN DAMON  
TCI LOCAL HEALTH OFFICER  
CARI ALLEY

## Planning Board Meeting Minutes

November 16, 2020

### Video Teleconference

#### Attendance:

Joanne Thormann, Chairman	Ben Sumner, Deputy Clerk
William Dowling, Planning Board	Dennis Dever, LPI & CEO
Laurie Dobson, Planning Board	Richard Beal
Philippe Donald, Planning Board	Rod Ward (by phone)
Rebecca Powell, Planning Board	Matt Worthen (by phone)

#### I. **Call to Order:** 9:03 A.M. by Joanne Thormann

Five Planning Board members are present at today's meeting, which represents a quorum. No public comments have been received prior to the meeting.

#### II. **Review Previous Meeting Minutes: June 30, 2020 & November 5, 2020**

Joanne Thormann moves to approve the minutes as written. Laurie Dobson seconds the motion. **Motion approved 5-0.**

#### III. **Subdivision Pre-Application Review (continued from November 5)**

Chairman Joanne Thormann explains the current status of the Pre-Application Review. Per Maine Municipal Association legal counsel, a family exemption to the Subdivision Ordinance is not applicable because,

although entirely family-owned, the applicant is a limited liability corporation. She also advises that the applicant has met all the submission requirements of the Pre-Application Review. General discussion of whether the subdivision should be considered a minor or major subdivision, per standard of the Subdivision Ordinance. Joanne Thormann moves that the application meets the standard of a Minor Subdivision for purposes of the Subdivision Ordinance. William Dowling seconds the motion. **Motion approved 4-0.** (Laurie Dobson abstains)

Joanne Thormann advises that the Subdivision Ordinance allows the applicant thirty days to meet any additional requirements requested by the Planning Board as part of the Pre-Application Review. General discussion of any further requirements that should be met by the applicant. Joanne Thormann moves that the applicant has met the standards of the Pre-Application Review and can move forward with a formal application for a Minor Subdivision to be submitted within six months. William Dowling seconds the motion. Laurie Dobson moves to amend the motion to require the applicant to provide a map with the formal application that updates any changes in contour intervals on the property and indicates any wetlands that have been drained or filled. Joanne Thormann seconds the motion. **Motion to amend fails 1-3. Motion approved without amendment 3-1.**

#### **IV. Other Business**

None.

#### **V. Adjournment**

Joanne Thormann moves to adjourn the meeting. Laurie Dobson seconds the motion. **Motion approved 3-0.**

Meeting adjourned at 10:14am.