

BOOTHBAY HARBOR PLANNING BOARD

MINUTES OF PUBLIC MEETING

May 13, 2020

MEMBERS PRESENT:

Chris Swanson
William Hamblen
John Hochstein
Margaret Perritt
Tom Churchill

Jon Dunsford, First Alternate
Lee Corbin, Second Alternate

CEO, Geoff Smith

In addition to these typed minutes, audio recordings are available to be listened to at the Boothbay Harbor Town Office.

- Meeting was called to order by Tom Churchill.
- Joseph D. Doyle Living Trust, represented by Sue Mendleson of Knickerbocker Group, 61 Atlantic Ave., Tax Map 16, Lot 25, Applicant seeks to construct a single-family dwelling, requiring Planning Board approval under Chapter 170, Article III, §170-27
 - Sue Mendleson of Knickerbocker Group reviewed the existing conditions, explained the proposed project, and walked the Board through a Site Plan to demonstrate conformance with setbacks and Shoreland Zoning. Bill Hamblen asked for confirmation that the proposed patio is where parking currently is, and confirmed that the building height was measured properly, and is conforming to the Code. Jon Dunsford discussed the aesthetic elements of the project, and asked the Mendleson briefly discuss design elements that are consistent with New England style. Tom Churchill asked for clarification of where the parking will end and the grass will begin. Dunsford asked if there were any concerns over the park development on the adjacent lot. Lee Corbin asked about stormwater runoff. Owner Joe Doyle thanked to Board for their time. **Application was approved with a vote of 5-0.**
- Harbor Crossing LLC 2, 14 Todd Ave, Tax Map 15 Lot 93 A, Applicant seeks to open a real estate office, requiring Planning Board approval under Chapter 170, Article V, §170-61 (H)

o Dennis Hilton reviewed the site and went over existing parking. Churchill asked about expected numbers of cars that will be parked, and Hilton responded that there would be two plus customers. Hamblen asked that the easement deed be provided to the Town and included in the application. CEO Geoff Smith agreed to print it out and put it in the file. **Application was approved with a vote of 5-0.**

• **PRE-APPLICATION:** Boothbay Harbor Waterfront Preservation, represented by MRLD. LLC, Atlantic Avenue, Map 16, Lot 24

o Mitchell Rasor of MRLD, LLC, reviewed the proposal to develop the property into a park, and reviewed the features which the Boothbay Harbor Waterfront Preservation organization. Rasor presented photos and renderings, as well as existing conditions, project progress, and existing and proposed uses. The Board said that it looked forward to the project, and reviewing the application.

• Meeting was adjourned at 8:55.

Tom Churchill

Geoff Smith, Recording Secretary