

PLANNING BOARD MINUTES
OF
MEETING & PUBLIC HEARING
APRIL 25, 2016
CASCO COMMUNITY CENTER
7:00 P.M.

MEMBERS PRESENT: Bob Barnes, Ted Beckner, Ray Grant, John Kimball, James Macklin &
Lynne Potter

MEMBERS ABSENT: Stan Buchanan

STAFF PRESENT: Don Murphy, Code Enforcement Officer; James Seymour, Town Planner
& Sandy Fredricks, Planning Assistant

PUBLIC PRESENT: See attached

Lynne calls the meeting to order at 7:00 P.M.

Lynne states the first and only item on the Agenda is “The Town of Casco has submitted an application for Site Plan approval to allow for the construction of a new Town Office on property known as Map 38, Lot 33 and commonly known as 635-637 Meadow Road. The property is located in the Village Zone. This matter is a continuation from the April 11, 2016 meeting.”

Lynne states that one thing the Board had asked for was a note from the Fire Chief regarding the driveway entrance to the office. She continues, she sees in his letter he feels it is fine. Lynne asks if anyone has any comments, concerns or discussion on this point. No one has any comments or concern.

Lynne asks David Morton to present the Town’s latest information to the Board.

David states he believes the Board has all the materials they requested; the Town has completed all the tasks the Board has requested at the last meeting. He continues that he believes everything the Town has submitted is everything that was required. David further states that he has looked at Jim Seymour’s memo and noted the one (1) Condition of Approval and that is not an issue as the Town has the parking areas swept after each winter.

Jim Macklin states he assumes something he is pointing to is the planting schedule. Jim Seymour states the planting schedule is off to the side. Jim Macklin asks if the three near the septic will be an issue. Jim Seymour states they are not an issue as they are only shrubs. Jim Macklin further states he is also concerned about the length of the cable for the electrical service. David states that is where CMP said it had to come from. A brief discussion takes place among David, Jim Macklin and Jim Seymour regarding the electrical service and CMP’s designation of location.

Jim Seymour states that his Memo given tonight is just updated from last Memo. The items that are new/updates are in bold. He continues that A. Preservation of Landscaping has been updated; C. Vehicular Access has also been updated; I. Emergency Vehicle Access has been updated & J. Landscaping has been updated.

Lynne thanks David for including Red Maples in the landscaping plan.

Lynne opens the Public Hearing and asks if there is anyone from the public who has any questions or comments regarding the Site Plan. There being none, Lynne closes the Public Hearing.

Jim Macklin moves to review and discuss items A through K.

Ted second.

Any discussion? None.

All in favor? 6 yes – 0 no – 0 abstain

Lynne states A has been updated and asks if the Board is in agreement; they are. B unchanged, accepted by Board; C Lynne states as noted earlier, the Fire Chief is okay with the design, the Board agrees; D unchanged, accepted; E unchanged, accepted; F unchanged, accepted; G unchanged, accepted; H unchanged, accepted; I Fire Chief is okay with this as well, accepted by the Board; J, accepted by the Board as updated; K unchanged, accepted.

Lynne asks the Board if they feel they are ready to vote on approving this application.

Jim Macklin moves to approve the Site Plan for the proposed new Town Office as noted with the Condition of Approval regarding maintenance of the parking area.

Bob seconds.

Any discussion? None.

All in favor? 6 yes – 0 no – 0 abstain

David states that there is one more thing he would like to address with the Board. Tomorrow night (April 26, 2016) at the Board of Selectmen meeting he will be publically announcing that Don Murphy is leaving, He will be with us through the end of May and Don is willing to come back and help with some special projects.

Bob moves to adjourn.

Ted seconds.

Any discussion? None.

All in favor? 6 yes – 0 no – 0 abstain