

WISCASSET PLANNING BOARD
MINUTES, APRIL 23, 2018

Present: Al Cohen, Tony Gatti, Jackie Lowell, Peter McRae, Karl Olson, and Chair Ray Soule

Absent: Larry Barnes, Lester Morse, and Deb Pooler

PUBLIC HEARING

Chair Ray Soule opened the public hearing at 7 p.m. The applicant, Scott Lalumiere, was present. Karl Olson explained that the application was for an amended Subdivision and Site Plan Review to change the previously approved seven condominium buildings to seven small house lots under the Open Space Subdivision section of Wiscasset's Land Use Ordinance. The public hearing closed at 7:02 p.m.

REGULAR MEETING

1. Call to Order

Chair Ray Soule called the meeting to order at 7:03 p.m.

2. Approval of minutes of March 26, 2018

Al Cohen moved to approve the minutes of March 26, 2018 as submitted. Vote 6-0-0.

3. Clark's Point Development, LLC (Karl Olson) – Application for approval of amended subdivision plan and site plan review, Clark's Point Subdivision River Point Road, Map R-05, Lot 122

Karl Olson recused himself. The waivers in the application had been submitted previously. Jackie Lowell moved to accept the waivers on the subdivision. Vote 5-0-0. Jackie Lowell moved to accept the waivers on the site plan review. Vote 5-0-0. Jackie Lowell moved to find the application complete. Vote 5-0-0. Al Cohen moved that the project is approved. Vote 5-0-0. The plans were signed; the applicant will submit a check the next day.

4. Other Business

Al Cohen noted that the first application for Site Plan Review he recently picked up was missing pages. He subsequently obtained a complete application which he submitted to his lawyer who said that the application does not match the criteria in the ordinance and needs updating. Cohen said it is hard to do business in Wiscasset without proper forms. Karl Olson said he has advised clients to read the ordinance, not the application.

5. Adjournment

Al Cohen moved to adjourn the meeting at 7:17 p.m. Vote 6-0-0.