

WISCASSET PLANNING BOARD
MINUTES, DECEMBER 27, 2011

Present: Tony Gatti, Jackie Lowell, Lester Morse, Karl Olson and Ray Soule

Absent: Al Cohen, Steve House, Deb Pooler, and Peter McRae

1. Call to Order

In the absence of the chairman, the secretary called the meeting to order at 7:05. Karl Olson nominated Ray Soule as chairman. Vote 4-0-1.

PUBLIC HEARING

2. Danielle King, Monkey C Monkey Do - Site Plan Review application

Ed Lacombe described the planned all season artificial ice rink, which would extend the season, allowing a place for the youth hockey leagues and year round skating. The artificial ice requires no maintenance, it is non-polluting and non-toxic. The 35' x 65' rink will be located between the main course and the road. The public hearing closed at 7:09.

3. Consideration of December 12, 2011 minutes

Karl Olson moved to approve the minutes as presented. Vote 5-0-0.

4. Danielle King, Monkey C Monkey Do - Site Plan Review Application to construct 62' x 35' ice skating rink and add one 60' pole to existing challenge course, 698 Bath Road, Map U-17, Lot 2B

Town Planner Misty Gorski said the board had found the application complete and she had no issue or concerns with the project. Karl Olson moved to approve the application. Vote 5-0-0.

5. Central Maine Power - Site Plan Review for 26' x 30' addition to existing control house, Request for 2000 sq. ft. waiver, 321 Old Ferry Road, Map R8, Lot 5

Sean Donohue, TRC, explained the 26' x 30' (780 sq. ft.) expansion planned to the control house at the south end of the substation, which will allow CMP to upgrade the existing analog controls to digital controls. In addition to the expansion of the control house, within the fence line CMP will be installing a new cable trench and associated piping, two bus supports and three lighting arrestors. Donohue requested a waiver of the site plan review requirements and performance standards because the expansion is less than 2,000 sq. ft. Karl Olson moved to grant the waiver. Vote 5-0-0.

6. Other Business - none

7. Adjournment

Jackie Lowell moved to adjourn the meeting at 7:18 p.m. Vote 5-0-0.