

WISCASSET PLANNING BOARD
MINUTES, MARCH 11, 2024
7 P.M.
IN PERSON AND VIA ZOOM

Present: Al Cohen, Tony Gatti, Jackie Lowell, Peter McRae, Lester Morse, Chair Karl Olson, Deb Pooler, Steve Wallace and LCRPC Planner Emily Rabbe

Absent: Tom Joyce

PUBLIC HEARING

Proposed ordinance changes to the following Town of Wiscasset Ordinance sections:

- Article X, Miscellaneous, Section 4, Flood Plain Ordinance
- Article X, Miscellaneous, Section 7, Recreational Vehicles
- Glossary, Definition of “Recreational Vehicle”

Emily Rabbe briefly explained the changes in the ordinance which were requested by the selectboard. Section 4 was changed to allow recreational vehicles for no more than 120 consecutive days, Article 7 “temporary” was replaced with “120 days,” and the Glossary definition was changed so that the definition of “temporary” was the same in all ordinances to comply with the Flood Plain Ordinance which is 120 days. In response to a question from the board, Rabbe said the restrictions would be enforced by the Code Enforcement Officer and if necessary, followed by selectboard action.

Al Cohen moved to approve as presented. Vote 8-0-0.

REGULAR MEETING

1. Call to Order

The chair called the meeting to order.

2. Approval of Minutes of February 26, 2024

Deb Pooler moved to approve the minutes of February 16, 2024. Vote 8-0-0.

3. Novel Energy Solutions LLC – Findings of Fact/Conclusion of Law for Site Plan Application for solar array, 277 Gardiner Road, Map R-6. Lot 10B

The board reviewed the documents prepared by Emily Rabbe. Al Cohen moved to accept the Findings of Fact/Conclusion of Law for Novel Energy Solutions LLC conditional upon receiving the final plans. Vote 8-0-0.

4. Other Business – none

5. Adjournment

Al Cohen moved to adjourn the meeting at 7:09 p.m. Vote 8-0-0.