Planning Board of Georgetown Maine

Minutes of the Meeting of 3, January 2024

**Present**:

Chairman: Vice Chair - Terry Taylor

Members: Bob Arledge (remote), Lisa Sabatine, Phil Mason - alternate

CEO: Chris Wilcoxson

Selectmen Representative: Rich Donaldson

Public: Tim Forrester

Anita Graziane (remote)

Michael Samson

**Call to order**:

1. Vice Chairman Terry Taylor called the meeting to order at 7:00 pm.

**Applications:**

1. Michael Samson (11R/10) An application for stairs leading to an existing ramp and dock located at 19 Turnip Island Lane in the Shoreland Zone. Michael explained there has been a dock in place since 2004. There is a steep hill leading to the dock that has become increasingly challenging to navigate. For this reason he’d like to build stairs down the hill to safely access the dock. Chris clarified the plot plan does not have the dimensions of the stairs. He will add this when he returns to Georgetown. It was noted Michael’s spouse did not sign the application but she is on the deed. Michael offered Rebecca will sign the application. It was noted this project is in an area of “steep slopes”. Chris reported they are not unstable. This reinforces why the stairs may be needed. On the erosion control plan it indicates this should create no risk of erosion. Yet the DEP application required the use of hay bales. Michael clarified this is required only in areas where there could be erosion. There are no planned areas that could erode other than where the posts are proposed. The depth of the soil on the ledge ranges from 10” to 30”. In areas that can be dug deep enough to support posts that will occur, and then concrete will be put in. In areas that are too shallow, the posts will be pinned to ledge. Bob A motioned the application is complete pending the addition of the dimensions of the stairs added to the plot plan, and a signature from Ms. Samson on the application. Phil seconded. After no additional discussion the motion passed 4-0. Bob A motioned to approve the application and grant permit number 23-42 pending the addition of the dimensions of the stairs be added to the plot plan, and a signature from Ms. Samson on the application. Lisa seconded. After no additional discussion the motion passed 4-0.
2. Anita Graziane (3R/7-20) Applicant: Maine Solar Solutions. Chris presented for Maine Solar Solutions. He noted Maine Solar is aware they are to have someone presenting as they are the applicant. However, because they were not in attendance, Chris offered to do so. Chris explained Anita would like to install 18 panels that will be on either side of the roof. The updated plan includes at 36” strip from the ridge on both sides. There is 36” on the side opposite the chimney which is adequate. Bob A motioned the application is complete. Lisa seconded. After no additional discussion the motion passed 4-0. Bob A motioned to approve the application and grant permit number 23-43. Lisa seconded. After no additional discussion the motion passed 4-0.
3. Elizabeth Moore (14U/44) Applicant: Flycatcher, LLC; Tim Forrester. There is no authorization letter to acknowledge Tim as Elizabeth’s representative. Tim offered to produce an authorization letter. Tim reported he is representing both Atlantic Environmental and Fly Catcher. The two have transitioned into one organization. This was an existing dock that got knocked out in a storm. The lower footing fell apart and needed replacement. Sheepscott River Mooring Service developed a replacement plan. There is sub tidal ledge which impacts the ability to shift left/right. That is where the dock originally set and where the proposal is to put it back. The only change is to raise the elevation. That changes the stairs on the uphill side. The footprint remains the same (starting and ending points). There was a question about the deed which references Lothrop LLC but not Elizabeth Moore. A signature from an officer of the LLC is needed and something that proves Elizabeth Moore is authorized to represent the LLC, or a document that indicates Elizabeth Moore is entitled to sign on behalf of Lothrop LLC. Section 16D must be signed as part of the application. This is a replacement structure. For this reason the set back rules do not apply. It is not a new structure. The project has been approved by DEP and Army Corp of Engineers. Lisa motioned the application is complete pending a signature on section 16D of the application (page 2), a signed letter from Elizabeth Moore that authorizes Tim Forrester to act as her representative, and a document that authorizes Elizabeth Moore to act on behalf of Lothrop LLC. Phil seconded. After no additional discussion the motion passed 4-0. Lisa motioned to approve the application and grant permit number 23-44 pending a signature on section 16D of the application (page 2), a signed letter from Elizabeth Moore that authorizes Tim Forrester to act as her representative, and a document that authorizes Elizabeth Moore to act on behalf of Lothrop LLC. Bob A seconded. After no additional discussion the motion passed 4-0.
4. Jordan Saper - The application was pulled and will be presented at another time.

**Minutes:**

Bob A motioned to approve the minutes of the 12/6/2023. Phil seconded. After no additional discussion the minutes were approved 3-0. Lisa abstained

**Old Business:**

**New Business**:

**Public Comment**:

**Other**:

Bob A motioned to adjourn the meeting at 7:40. Lisa seconded the motion. After no additional discussion the motion passed 4-0.

The Planning Board meets at the Town Office on the first and third Wednesday of the month at 7:00pm. Other meetings are scheduled and announced, as circumstances require. Members of the public are welcome. A full audio recording is available upon request at the Town Office. The next regular meeting of the Planning Board will be January 17, 2024 at 7pm.