

**Town of Arrowsic
Planning Board Minutes
March 7, 2011**

Present: Will Neilson, Chair; Roger Heard, Chris Brett, Geoff Cartmell, Matt Caras, Andrea Galuza, Mike Kreindler, CEO

The meeting was called to order at 7:00 PM by Will Neilson.

1. Inquiry about property for sale by the Maritime Museum on Bald Head Rd. Diane Moyer and Tom Stocker came to discuss applicable zoning on the property Map 3, Lot 19-2 and 19-9. Will indicated that the discussion would be for information purposes only because there was no permit before the board to act upon. There are two lots involved in the purchase. Both lots are in subdivisions but appear to be in different ones. Will and Mike discussed the relationship between zoning and covenants. There was discussion of the building envelope. The covenants indicate that all residential building will be restricted to the envelope marked on the subdivision plan. Mike discussed the applicable restrictions from a zoning point of view. There is a 250 foot no cut setback from the marsh. There are no restrictions on cutting beyond 250 feet from the marsh with the exception of a 50 foot road frontage restriction. The lot boundary setbacks apply even if both lots are owned by the same person. The building envelope restriction shown on the subdivision map is not derived from the zoning ordinance requirements.
2. Minutes of the Meeting of February 7, 2011. Roger moved to accept as amended, Geoff seconded and all voted in favor.
3. Incorporation of codes by reference. There was discussion of whether to retain these references in the ordinance. Roger distributed a list of all the references of this type in the current ordinance. Mike indicated that in discussion with Becky Seel, she indicated that if references are included in the ordinance they should be enforced, otherwise, they should not be included. There was also discussion of the Maine Uniform Building and Energy Code. It was agreed not to propose incorporation of this into the Arrowsic ordinance.
4. Ordinance Table III. Roger handed out a copy of the table as previously approved at town meeting. It was decided that this should be used to replace the table in the current ordinance which had been edited slightly during formatting for printing.
5. Roger moved to adjourn. Chris seconded and all voted in favor. The meeting adjourned at 8:56.

Submitted by Chris Brett, Secretary