

**Town of Arrowsic
Planning Board Minutes
August 7, 2017**

Present: Will Neilson (PB), Roger Heard (PB), Don Kornrumpf (PB), Mike Kreindler (CEO) and Chake Higginson.

The meeting was called to order by Will Neilson at 7:20 pm.

A Conditional Use Permit for an addition and repair for Martha Finney at 49 Duck Camp Road (Map 3, Lot 49) was reviewed by the Board. A site walk at the property had taken place prior to the meeting.

The Board reviewed the application for the permit. At the site walk it was determined that the addition would not be closer to the high water line than the existing building. It was found that the permit met all the requirements of the Arrowsic Zoning Ordinance section 4.2.2. . Roger moved to find it complete, Don seconded and all voted in favor.

A discussion took place concerning the non-permitted outside storage shed on the north wall of the structure (1'.4" deep, 4'.3" wide and 7'.3" high) and it was determined that the addition would exceed the maximum allowable expansion of less than thirty percent if the shed remained. If the non-permitted storage shed was removed then the expansion proposed by the applicant would be possible. The Board then discussed the possibility of making it a condition of the permit that the storage shed be removed prior to the proposed addition being constructed. All thought that this was a good solution so that the addition could then be approved.

The provisions of section 4.2.3 were then reviewed by the Board. The Board approved all of the first nine findings with the exception of items 6 and 7 which were not applicable and agreed that the provisions of 3.0 Performance Standards were met.

It was then agreed that three additional conditions should be added to the permit and they are listed below.

1. At all times, during and after construction, provision shall be made to prevent soil erosion and sedimentation of surface waters.
2. The existing non-permitted outside storage addition on the north wall shall be removed prior to commencement of work on the addition hereby conditionally permitted.
3. Page 2 of the plan submitted with the application for this permit shall be revised to reflect the removal of said non-permitted outside addition.

Don moved to approve the permit, Roger seconded and all voted in favor.

Roger moved to adjourn at 8:41 pm, Don seconded and all voted in favor.

Submitted by Roger Heard