

**Town Of North Yarmouth
Planning Board Meeting
Meeting Minutes of January 10, 2017**

I. Call to Order

Present: Katryn Gabrielson (Chair), Steve Morrison, Tom Hinman, Gary Dilisio, and Ryan Keith (CEO).

II. Minutes Approval

a. Minutes of December 13, 2016

Steve Morrison moved to approve minutes as amended, Tom Hinman seconded the motion. Discussion: None. **Vote 4-Yes, 0-No**

III. Communications

- a. Ryan Keith updated the Board on the Bowdoin Excavation not going to the ZBA.
- b. Board discussed upcoming workshop with the Select Board. Looking to change the date from February 7th to February 21st so that more of the Planning Board members could attend.

IV. Old Business

a. Findings of facts for "The Find on Route 9" Map 008, Lot 028-001; 1+/- acres

Katryn Gabrielson noted needing an updated plan showing just The Find and not the other proposal. Katryn Gabrielson also noted section 10.4 article B, subsection 4 which is also denoted in section 10.33 article C subsection 3 for parking should apply to this proposal, parking is permitted on the sides or rear of the building, no parking between the front of the building and the street. Board discussed moving the parking and conforming the lot to the less than 30% impervious surface.

Findings of fact were presented by Katryn Gabrielson and discussed by the Board, they were not acted upon.

Planning Board made a recommendation for the following things to be corrected:

1. Amended plan showing only The Find and not Bowdoin Excavation.
2. Impervious surface at or less than 30%.
3. Parking spaces at the side or rear of building with split rail fence expanded accordingly.

Katryn Gabrielson moved to table, Steve Morrison seconded the motion. Discussion: None. **Vote 4-Yes, 0-No**

V. New Business

a. Site Plan review application for 36 Walnut Hill LLC. Landscaping Company home base to be located at 36 Walnut Hill Parkway, Map 010, lot 162; 3.14 +/- acres

The board went over the application and the multiple maps provided by the applicant. They requested further information on the waste water system, as noted on original subdivision plan note #4.

The Board reviewed the checklist and advised applicant of needing further information to proceed further.

Steve Morrison moved to table application, Tom Hinman seconded the motion. Discussion: None. **Vote 4- Yes, 0-No**


VI. Any Other Business

Board appealed to anybody watching from home, or in the audience that they are looking for members.

VII. Adjournment

Recorded by: Stacey Ruby- ASC I

Planning Board Members




Katryn Gabrielson- Chair



Steve Morrison- Secretary

Tom Hinman



Gary Dilisio

Vacant- Member

Vacant - Alternate

Vacant- Alternate