



Planning Board Meeting Minutes Thursday, September 19th, 2019 at 7:00 p.m.

Committee Members present: Andrea Perley, Benjamin Pendleton, and Pat Jennings
Absent: Jeff Eilenberg, Andrew Poland, Jason Lord (Alternate) and Joseph Yost (Alternate)
Also present: Jessica Westhaver, Joseph Rose

The meeting was called to order at 7:03 p.m. by Andrea Perley.

New Business –

- **Shoreline Stabilization (Town of Bristol) Riverview Rd:**
 - The board discussed the stabilization project. Town residents approached Christopher Hall, Town Administrator, regarding the erosion of the Riverview Road area. CEO, Joseph Rose, Sean Hunter, Town Highway Department, Christopher Hall, Town Administrator, and William Gartley of Gartley & Dorskey, visited the location and agreed Shoreline Stabilization was required. Some of the project will go down into the water.
 - Approved permits from DEP were available for the board to review. The board also verified Army Corps of Engineers approved the project.
 - **VOTE:** Perley made a motion to approve the Shoreline Stabilization as presented; Jennings seconded. Approved 3-0.

- **Land Use Ordinance Review and Amendments – Requested by the Selectboard:**
 - The Planning Board resumed review of the LUO for amendments. Rose and Westhaver presented a red line version of the current ordinance. Questions arose as to who the administrative body is to the ordinance. Under Section 11; ADMINISTRATION, A. Administering Bodies and Agents, it is stated the administering bodies are the Board of Selectmen, Code Enforcement Officer, Planning Board, and the Board of Appeals. Rose stated that when there are cases where the decision could be unclear, it would be appropriate to ask the Planning Board to review and have a collaborative discussion on the interpretation of the case against the ordinance. The board agreed and decided to indicate administering bodies in the new sections added to the ordinance to read the following: *“determined by the Planning Board or its designee”*.
 - Sections that were added or amended in the ordinance were:
 - G. Non-Conforming Structures:
 - (1) Expansions
 - (2) Foundations
 - (3) Relocation
 - (4) Reconstruction or Replacement

- Amendments to Section 12: Definitions
 - Many definitions were brought over from the Shoreland Zoning Ordinance and adapted to pertain to the LUO. Wording of definitions will be amended. This section is still under review and will be discussed further at the next meeting.

House Keeping –

- The board has tentatively scheduled a meeting on October 3rd, 2019 in anticipation of the Pemaquid Beach Pavilion project receiving DEP approval. The Board will need to issue Shoreland Zoning Permits prior to the start of the project.
- The board discussed reviewing the definitions for “Driveway” in reference to distance for the next ordinance amendment. Will also review for definition conformity between both ordinances.

Meeting adjourned at 8:30 PM. The next meeting is tentatively scheduled for Thursday, October 3rd, 2019.

Respectfully submitted,
Jessica Westhaver
Staff Liaison

PLANNING BOARD APPROVED: _____