

Appeal Board Meeting Summary
January 11, 2018

Members present: Cathy Blake, Norman Casas, Bob deGroff, Lowell Freiman, Traci Hoffman, James Kearney, Bob Temple

Lowell Freiman called the meeting to order with roll call at 7:03PM. Traci Hoffman will sit in for Dorothy Sainio as a voting member.

Norman Casas moved to accept the 11/16/17 summary with correction, James Kearney seconded, all in favor.

The Board reviewed the Notice of Decision for Sheryll Bartlett, 46 Noyes Lane, Map 19, Lot 52. The members signed three original copies. Mary Anderson will mail the notices to Dorothy Sainio for her signature before mailing an original copy to the applicant.

Lowell Freiman asked for a discussion regarding the paper format used to go through to make decisions. Lowell stated, the paperwork now, is helpful in a certain way but confusing and cumbersome; too much paperwork. Is there a way to format the paperwork so when people come, for an appeal, we know procedurally what things we need to cover and not have rules and regulations that are not appropriate for what the applicant is presenting? It is difficult to site the specific articles and sections that are relevant for discussion when there is too much paperwork. Lowell would like the Board to consider modifying the procedure.

Norman Casas stated that the Board, when they have a preliminary meeting, will go through a 'check list' through the ordinances and bylaws. Hopefully, through that process we should be getting to what is specific to the particular action that is brought to the Board.

Bob Temple stated that when an appeal comes from a Planning Board decision, they use a finding of fact order. The applicant picks a specific finding the Planning Board made that they want to dispute; which would be the only thing the Appeals Board looks at.

Bob deGroff asked if the Planning Board gives the reason why it's denied. Lowell Freiman stated the Planning Board would write out what parts of the ordinances the applicant did not meet. Norman Casas stated a variance is new.

Lowell Freiman asked the Board if they were comfortable to use the preliminary hearing as a place to limit what will be reviewed or not at the public hearing. Lowell Freiman read the bylaw that backs up this finding.

Norman Casas stated that Bob Temple could make it clear to an applicant that most times a variance is not granted in the Shoreland Zone. Norman suggested having a hand out with a narrative explaining variances. Bob Temple will work on this for the next meeting.

James Kearney suggested than an applicant consult a Land Use Consultant before applying for an appeal. The Board should also wait for a letter from DEP before a public hearing.

James Kearney moved to adjourn the meeting at 7:42pm.

Respectfully submitted,

Mary Anderson