

**Town of Eliot
REGULAR PLANNING BOARD MEETING MINUTES**

**August 20, 2013
7:00 PM**

8:00 Bouchard, Greg Whalen, and Melissa Magdziasz (alternate).

ITEM 2 – PLEDGE OF ALLEGIANCE

ITEM 3 – MOMENT OF SILENCE

ITEM 4 - REVIEW AND APPROVE MINUTES AND INVOICES AS NEEDED

APR 02 2014
Wendy Kowski
Town Clerk

The Board agreed to review the March 5, 2013 minutes at the next regular meeting.

ITEM 5 - REVIEW OF "NOTICE OF DECISION" LETTERS, AS NEEDED

The Board reviewed the notice of decision letter for Sea Dog Realty's elderly housing project and issued it, as amended.

ITEM 6 - PUBLIC APPLICATIONS OR PLANNING BOARD BUSINESS TO BE CONSIDERED

A. Application for a home business permit to manufacture vinyl signs and lettering for automobiles and storefronts at 17 Rosemary Lane. Applicant is Bradley Gerry (mailing address: 17 Rosemary Ln., Eliot, ME 03903). Owner is William Gerry (mailing address: 17 Rosemary Ln., Eliot, ME 03903). Property can be identified as Map 3/Lot 24 and is located in the Village zoning district. (PB13-11)

Brad Gerry, applicant, explained he was proposing a home business making vinyl lettering and signs for cars, trucks and storefronts. He stated that most installations would be performed offsite but that he would like to the ability to do some installations at the property.

Jeff Duncan asked Mr. Gerry to explain how vinyl lettering and signs are made.

Brad Gerry explained that he uses a printer with a cutter to print directly onto rolls of vinyl with adhesive backing. He stated that printer is no larger or louder than the average household printer is.

Greg Whalen asked if the signs were magnetic.

Brad Gerry stated that some signs were magnetic but most just had adhesive backings.

Melissa Magdziasz asked what the hours of operation would be.

Brad Gerry stated that the hours of operation would be Monday – Friday 8:00 AM – 5:00 PM.

Steve Beckert asked if the Board was ready to schedule the public hearing.

The Board scheduled the public hearing for September 3, 2013.

Steve Beckert asked the Board if they wished to conduct a site visit.

The Board agreed to waive the site walk by consensus due to their familiarity with the property.

B. Application for a home business permit to establish an auto repair garage at 42 Sargent's Lane. Applicant/owner is Russell Allen (mailing address: 42 Sargent's Lane, Eliot, ME 03903). Property can be identified as Map 30/Lot 25 and is located in the Suburban zoning district. (PB13-12)

Russell Allen, applicant explained that he was proposing an auto repair garage at his house located at 42 Sargent's Lane. He stated that he would do basic auto repairs and State inspections. He stated that he has applied for and is about to be granted the permit required to perform inspections.

Jeff Duncan asked how things like waste oil would be handled or disposed of.

Russell Allen stated that he has relationships with disposal sites that accept waste oil, tires, scrap metal, etc.

Jeff Duncan asked how many vehicles would be onsite overnight.

Russell Allen stated that he would never have more than four vehicles (not including his own) onsite overnight.

Melissa Magdziasz asked how parts and supplies would be delivered.

Russell Allen stated that either parts would be delivered by NAPA/Advanced Auto Part or he'd go and get them himself.

Dennis Lentz asked what the hours of operation would be.

Russell Allen stated that his hours of operation would be Monday – Friday 8:00 AM – 5:00 PM.

Greg Whalen asked if there had ever been an auto repair shop on the property before.

Russell Allen stated that there had not been a shop there in the past. He explained that he built the garage for his own personal use initially.

Steve Beckert asked if the Board was ready to schedule the public hearing.

The Board scheduled the public hearing for September 3, 2013.

Steve Beckert asked the Board if they wished to conduct a site visit.

The Board agreed to conduct a site walk by consensus and scheduled it for September 3, 2013 at 5:30PM.

ITEM 7 - ACTION ITEM LIST

ITEM eight – CORRESPONDENCE, OTHER AS NEEDED

ITEM 9 - SET AGENDA AND DATE FOR NEXT MEETING

The next regular Planning Board meeting was scheduled for September 3, 2013 at 7:00 PM.

ITEM 10 – ADJOURN

MOTION:

Jeff Duncan made the motion to adjourn at 7:35 PM.

Larry Bouchard seconded the motion.

Vote: 4-0, Chair concurs.


Stephen Beckert, Chairman
Date approved: 4-1-14

Respectfully submitted,


Kate Pelletier, Recording Secretary

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6. 7. 8. 9. 10.