

**Planning Board**

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Shri Verrill, Member

Alex Rioux, Alternate

Tom Moroney, Alternate



**Town of Boothbay Planning Board**  
**Wednesday February 18, 2026 at 6:00 PM**  
**Boothbay Town Office, 7 Corey Lane**  
**AGENDA**

**1) CALL MEETING TO ORDER**

- a) Roll call of Members and other Officials in attendance
- b) Any commentary by the Board or instructions to the audience prior to reviews

**2) OLD BUSINESS: None**

**3) NEW BUSINESS:**

**COMPLETENESS REVIEW:** *(The Planning Board, if Planning Board approval is required, shall notify the applicant either that the application is complete, or, if the application is incomplete that additional material is needed to make the application complete. Upon determination that an application is complete, the Board may proceed directly into application review. The Board may or may not take action at this meeting.)*

- a) Applicant: Elizabeth and Anthony Finocchiaro, Gretchen and Sarah Lauriat, Rachel Graham Life Estate, represented by Savannah Fields.
  - i) Mailing address: 123 Back Narrows Road, Boothbay, ME 04537
  - ii) Tax Map/Lot: U18/019
  - iii) Property Location: 21 Common Drive
  - iv) Zone: Boothbay Village Center District and Watershed Protection Overlay Zone
- v) Applicant Review: Applicant seeks approval to change the use of an existing building that was the Merrill Chiropractic Office to become a Yoga Studio.
- b) Applicants: Jonathan and Maureen Fellows, represented by Tim Forrester of Flycatcher LLC.
  - i) Mailing address: 64 Lincklaen Street, Cazenovia, NY 13035
  - ii) Tax Map/Lot: R04/061
  - iii) Property Location: 54 Tavenner Road
  - iv) Zone: Coastal Residential District, Residential District and Shoreland Overlay Zone
  - v) Applicant Review: Applicants seek approval to build a new recreational pier.

- c) Applicants: Henry and Regine Poirier, represented by Nicholas Plumer of Boothbay Region Surveyors.
  - i) Mailing address: 1041 Brice Road, Rockville, MD 20852
  - ii) Tax Map/Lot: R03/022
  - iii) Property Location: 80 Peaceful Acres Drive
  - iv) Zone: Rural Mixed Use District and Watershed Protection Overlay Zone
  - v) Applicant Review: Applicants seek approval to create a 4 lot subdivision.

**4) OTHER BUSINESS:**

**PRE-APPLICATION:** (*Pre-application Meeting. An applicant may appear informally at a regular meeting of the Planning Board to informally discuss a proposed development. No fees shall apply, and no binding commitment shall be made between the applicant and the Planning Board.*)

**PCG2 LLC, 50 Sugar Maple Lane, Boothbay ME 04537**

**TaxMap/Lot: R07/002-B**

**Represented by Brent James, Knickerbocker Group**

**New construction of 2 structures for lodging**

**5) APPROVE MINUTES:** January 21, 2026 meeting minutes.

**6) ADJOURN MEETING**