

Planning Board

William Wright, Chair
Rob Ham, Vice-Chair
Bruce Bowler
Peggy Kotin
Lee Mike Thompson, Alternate
Lucian Laurie Jr., Alternate

**Town of Boothbay Planning Board Meeting****April 20, 2022 at 6:30 PM****Town Office Conference Room****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:

REMANDED APPEAL:

- a) Applicant: Heidi Cresta and Virginia Guerriero **BILL**
 - i) Mailing Address: 33 Peachey Circle, Middletown, MA 01949
 - ii) Tax Map/Lot: R5/67-3
 - iii) Property Location: 4 Waterfront Road North, Boothbay, ME 04537
 - iv) Zone: Scenic Gateway, Residential Coastal, Shoreland Overlay District, Resource Protection District
 - v) Application Review: Selective cutting of trees in area to be developed to allow for installation of driveway, septic system, well and construction of a one family dwelling in accordance with all pertinent ordinances and standards, including but not limited to the Resource Protection District.

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: Stockwell Environmental Consulting, Inc. **PEGGY**
Representing: Linda Jay Burley
 - i) Mailing Address: 22 Linekin Landing Road, East Boothbay, ME 04544
 - ii) Tax Map/Lot: U10/15-A
 - iii) Property Location: 22 Linekin Landing Road, East Boothbay, ME 04544

- iv) Zone: Coastal Residential, Shoreland Overlay District
- v) Application Review: Improvements to an existing pier including widening the pier by 1' and making 2.5' higher; adding a 12'x 4' access ramp and lengthening the runway by 2'.

b) Applicant: A. Maltese Design (Adam Maltese)

BRUCE

Representing: Paul and Julia Spaulding

- i) Mailing Address: 180 Deer Hollow Road, San Anselmo, CA 94960
- ii) Tax Map/Lot: U2/17
- iii) Property Location: 5 Grimes Ave., East Boothbay, ME 04544
- iv) Zone: Coastal Residential, Shoreland Overlay District
- v) Application Review: Replace existing garage with artist's studio. Relocate proposed structure further from the lot line. Expand studio footprint by 49sf (20%).

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.)*

a) Applicant: Gleason Family Trust

- i) Mailing Address: 35 Twoey Drive, Windham, ME 04062
- ii) Tax Map/Lot: U4/128
- iii) Property Location: 256 Back River Road, Boothbay, ME
- iv) Zone: Water Reservoirs Protection, Watershed Protection Overlay and Shoreland Overlay Districts
- v) Application Review: Repair and alteration to the structure which is within 100' of Knickerbocker Lake.

b) Applicant: Stephen Boyd

- i) Mailing Address: 135 Van Horn Road, East Boothbay, ME 04544
- ii) Tax Map/Lot: R3/59-A
- iii) Property Location: 308 Dover Road, Boothbay, ME
- iv) Zone: Rural Mixed Use and Resource Protection Districts
- v) Application Review: Would like to place a dwelling withing the resource protection district.

5) APPROVE MINUTES: Approve the February 16, 2022 and the March 16, 2022, meeting minutes.

6) ADJOURN MEETING