



MINUTES
PLANNING BOARD REGULAR MEETING
TREMONT TOWN OFFICE MEETING ROOM
TUESDAY, FEBRUARY 9, 2010 6:00 PM

1. CALL TO ORDER 6:13 PM

2. ROLL CALL

Board Members present: Wayne Patton Acting Chairman, Linda Graham, Susan Snyder, Spencer Ervin, Mike Ryan & Alden Gray

Public in attendance: Carl Young CEO, Phyllis Adams ZOAC, Melvin Atherton ZOAC, Gus Young ZOAC, Kathryn Walsh & Will Ratcliff

3. ADJUSTMENTS/ADOPTION OF AGENDA

4. APPROVAL OF MINUTES: January 26, 2009

Motion by Spencer Ervin, to approve the minutes as written after correcting the capitalization of the word (at), Seconded by Linda Graham,

Motion passed by a show of hands 1 Yes 0 No Mike Ryan abstaining

5. SUBDIVISIONS: None

6. NEW BUSINESS:

A. FY-2011 Planning Board Budget Request

Motion by Spencer Ervin, to submit a budget request to the Board of Selectmen for \$6,350, Seconded by Linda Graham,

Motion passed by a show of hands 6 Yes 0 No

7. OLD BUSINESS:

A. Review & Approve Planning Board Official Record & Findings of Fact concerning a Building Permit Application submitted by Jean Beaulieu, of Classic Boat Shop, for the construction of a 5,000 square foot Boat Shop at 369 Tremont Road approved on 26 January 2010.

Motion by Linda Graham, to approve the findings of fact as written, Seconded by Susan Snyder,

Motion passed by a show of hands 5 Yes 0 No Mike Ryan abstaining

B. Report from and discussions with Zoning Ordinance Advisory Committee concerning proposed Zoning Ordinance Amendments.

The ZOAC & Planning Board reviewed the (DRAFT) possible changes to the Zoning Ordinance. Much discussion regarding the definition of employee and it's use in the Ordinance. The CEO mentioned that the ZOAC was convened by request to the Board of Selectmen by the Planning Board to assist in the drafting any proposed changes.

Much discussion concerning the regulation of transient lodging, principal & accessory, within the shore land zone.

ZOAC & the Board discussed the definitions of boat storage and boat maintenance.

Board and ZOAC discussed the need for public hearings.

ZOAC to report progress to the Planning Board on 23 February.

8. CEO ISSUES: None
9. NOTICES: None
10. OTHER:
11. SET DATE FOR NEXT MEETING: February 23, 2010
12. ADJOURNED 7:29PM, Motion by Linda Graham, Seconded by Mike Ryan, Motion passed 6 Yes 0 No by a show of hands.