



Minutes of May 7, 2019

Members present: Sonia Frye (Chairman), Kurt Wood (Vice-Chairperson),
Mitch Dondero and Lenny Jean.

Others present: This meeting was tape recorded, there is no mention or list of
those present.

The minutes of April 12 were reviewed by members.

Motion To: Accept the minutes as revised.

Made by: Kurt

Seconded by: Mitch

Vote: 3-0-1

Lenny abstained

Page 2 paragraph 2 line 4 will be changed to the following: Reduced to length of 35
feet in-length from 36 feet, in-length.

Page 2 #3 will be changed to the following:

The board needs to know exactly **how far back from the high water mark the house will be placed.** (House will be set back at 61 feet from the pond.)Original plan was 60 feet.

Shoreland Zoning was discussed, language will be changed from volume to the square footage option. Bill stated that we are waiting for Cynthia to wrap this up by the end of the month. (Shoreland Zoning proposed changes).

Deb Merrill of the BCC (Brownfield Concerned Citizens) was present asking if there were any further concerns from the town's attorney referencing a letter from April 26.

The two water extraction ordinances have been combined, sent to the attorney asking her to review the combined ordinances. Leah (town attorney) will work on it when she can and once received by the board will be forwarded to the selectmen.

Bruce Collins was present asking if there was public hearing on the marijuana moratorium. Yes there has been a public hearing.

Bruce had questions about the proposed changes to the water extraction ordinance. Bruce was informed that there cannot be a public hearing and a vote until any proposed changes have been made.

Ashten and Kelton Cullenburg were present submitting a building permit application requesting permission to build a tiny home .The applicants are planning to build this home on property located on Tax Map R7- Lots 41 A1 and 41- 4A.

Members discussed that the tiny homes only need one egress window in the loft, there is no mention of a foundation, (slab, frost wall?). The applicants will need to have a licensed electrician and meet electric and plumbing codes. Jesse Winters, (CEO) made mention that they will want him to sign off on this as a third party inspection, they will want me to sign off without seeing it being built in Framington. Jesse stated that there are certain things that he needs to look for, the plumbing in the walls, that it is vented correctly, the pipe size.

Sonia stated that if this is considered a mobile home, mobile homes need a minimum square footage plan. Jesse stated that now, it is classified as a mobile home, the attorney states that it is not classified as a mobile home. Jesse needs to know how to classify this.

The applicants stated that they have an offer in on the land and asked for something in writing from the planning board. Sonia stated that the board cannot give them anything in writing.

Jesse stated that he will need to contact the town's attorney to see how to classify this. Jesse stated that state rules require 4 feet of frost protection continual.

Mitch stated that the board should approve (permit) if agreeable with Leah (town attorney) and if they meet life safety codes.

Motion To: Move the permit back to the CEO, Jesse Winters with the condition that he speak with Leah.

Made by: Kurt

Seconded by: Mitch

Vote: 4-0-0

Bruce Collins asked the board about its bylaws and questioned changes not going before the town for a vote. Members stated that the changes did not go to the town for a vote and therefore the bylaws have gone back to the original.

Motion To: Allow members to conduct a research on Marijuana.

Made by: Kurt

Seconded by: Mitch

Vote: 4-0-0

Motion To: Accept the finding of facts for Blue Point Tilapia Farm, LLC
Made by: Mitch
Seconded by: Lenny
Vote: 3-0-1

Kurt abstained as an abutter to the business.

The findings of facts were reviewed for Robert Bone and Elizabeth Schultz.

Robert received a draft copy of the proposed findings and has changed some of the verbiage. Members will review the letter and review this at the next meeting.

Motion To: Table the findings
Made by: Lenny
Seconded by: Mitch
Vote: 3-0-1

Kurt abstained from the vote.

Bruce Collins and requested copies of minutes that were not available on the web site. A list of these minutes were read at the meeting.

Sonia stated that there will be no vote on the bylaws at this meeting, they will be discussed at a workshop.

Bruce asked the Planning Board if they had checked in to the comprehensive plan, Sonia replied that they have. Lenny stated that as email was sent to the town's attorney on April 5.

The meeting adjourned at 8:10.

Submitted by,

Chairperson,

Pam Thomas

Sonia Frye

(From tape recorded meeting)