



Raymond Planning Board
Raymond Broadcast Studio
423 Webbs Mills Road
Minutes
Wednesday, November 08, 2017
7:00 pm

Present: Danielle Stumper, Sheila Bourque, Vice-Chair Greg Foster, Chair Bruce Sanford, Kyle Bancroft, Edward Kranich

Absent: Patricia Beaton

Staff: Code Enforce Officer Scott Dvorak, Contract Planner James Seymour, Recording Secretary Mary Quirk

Others: Applicant Kevin Gagnon, JR., Engineer Dustin Roma

Call to order: Chair Bruce Sanford called the meeting to order at 7:00PM; Quorum was declared

New Business

PUBLIC HEARING

APPLICANT: Kevin Gagnon, JR. and Jennah Gagnon
LOCATION: Cedar Lane Map: 10 Lot: 008D RR Zone
REASON: Requesting approval for private road extension

Mr. Seymour provided an overview of the project based on his memorandum. He recommended applicant make a presentation at this meeting, follow with site walk, and reconvene in December.

Kevin Gagnon JR, introduced himself as the applicant, then turned the presentation over to his engineer, Dustin Roma. Cedar LN generally up to town standards whereas Malibu LN requires significant improvements, essentially building from scratch. He addressed Mr. Seymour's concerns individually. Ms. Bourque expressed her concerns regarding storm water runoff and it effect on Panther Pond, which is endangered.

Mr. Sanford opened the hearing for public comment at 7:17pm

Wajih Yazbeck spoke of his concerns of the impact of water drainage on his property.

His concerns were addressed and satisfied by Mr. Sanford and Mr. Seymour

There being no further comment, Mr. Sanford closed the public comment period at 7:21pm

Board discussed the technical review items with Mr. Seymour as addressed in his memorandum.

The Board agreed the application was not complete and that a site walk would be more beneficial than further engineering studies.

**Per the "Minutes Policy," reviewed and approved August 17, 2010 and amended May 13, 2014 by the Board of Selectmen, written minutes will only serve as a supplement or guide to the official record, which is the video record, unless they are the only record. DVD's can be purchased for a nominal fee from the Town Office or borrowed from the Town Office or Raymond Village Library. Recordings can also be found at www.raymondmaine.org.*

Mr. Sanford asked for a motion to table the application as incomplete.

MOTION: Ms. Bourque so moved. Mr. Bancroft seconded

DISCUSSION: None

VOTE: Motion Passed (7/0/0)

Saturday, November 18 at 10:00am was agreed upon for the site walk.

Mr. Seymour mentioned the desirability of having either Dave Mains or Bruce Tupper of the fire department to add their comments.

Planner Communications

Findings of facts for 1227 Roosevelt TRL

George Bartlett's application status still uncertain.

Valley View Subdivision is being reactivated. It will come back to the board for review of all performance standards; lots cannot be reviewed.

Workshops for ordinance changes, board's role, review of Design Guidelines and the Board's obligations.

Adjournment

Mr. Sanford asked for a motion to adjourn.

MOTION: Mr. Foster so moved. Ms. Bourque seconded

DISCUSSION: None

VOTE: Motion Passed (7/0/0)

Mr. Sanford adjourned the meeting at 7:54pm

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