

Town of Sumner  
Planning Board Minutes  
February 19, 2019  
6:30 pm

Members Present: Planning Board members James McCarthy, Larry O'Rourke, Mary Standard and John Allen, CEO John Evans and secretary to the Planning Board Susan Strout.

Public in Attendance: Ralph Bennoch

The minutes from the February 5<sup>th</sup> meeting were read and approved with a motion by Standard, seconded by O'Rourke and so voted.

**Open Session:**

**Report from CEO/LPI John Evans:**

Evans reported that a second letter was sent certified mail to the residents of 144 Upper Sumner Hill Road. There is evidence of some clean up. The letter informed them of a \$100 a day fine. Evans would recommend to a judge the fine of \$100 a day starting on December 4, 2018. A final plumbing inspection has been completed at Russell Stevens' new house.

**Forms, Reports and Correspondence**

**Building Notifications:**

Alan Beaulieu has let us know through email that he will be putting up a second shed / cabin. Electricity will be hooked up in June. Hooking up septic will follow plans after structures are in plan. Beaulieu will be back in Maine in April. Evans says the septic would have to be evaluated to see if it complies with the type of structure(s) on the property.

Other open Building Notifications include Heather and Ben Poirier. Internal plumbing inspection is all that is left for the Planning Board involvement.

Justin Teixeira has submitted two building notifications. The first was to build a shed which was approved by the Planning Board. He then submitted a building notification to convert shed to a

residence. We have asked for more information which we have not received. John Evans will look at the property and have a conversation if possible. Teixeira will need to have BN approval in terms of “new construction” with a look for external electrical shutoff and others.

The only other item in the open category is the question by Chris Corcoran if he needs a BN to replace windows and a staircase. The Planning Board is asking that Corcoran come to a meeting to offer more details about his plans.

**New Business: none**

**Old Business:**

There are two residents interested in serving on the planning board. They have been invited to have interviews with the Select Board on February 26, 2019.

All Planning Board members had the last revision of the Building Notification emailed to them after the last meeting for revisions for consideration. Numerous suggestions were offered and discussed. Strout will compile edits so Planning Board members review and provide feedback.

Major considerations: should packet include Building Notification ordinance? Planning Board members are asked to see if all elements of ordinance are included in BN. This review was suggestion through a motion by O'Rourke, seconded by Allen and so voted.

The Planning Board reviewed in detail the Building Notification and the proposed information page to be available on website and in Town Office.

**Adjourned:**

At 7:30 O'Rourke made a motion to adjourn the meeting, seconded by Allen and so voted.

Meeting minutes from February 19, 2019  
Submitted by Susan Strout

Approved: March 5, 2019