

SABATTUS PLANNING BOARD
Minutes
October 24, 2011- SABATTUS TOWN HALL-7pm

Call the meeting to order: at 7 pm

Public Attendance: Michael Curran, Claudette Curran, Paul Loesberg, Chris Ames, Michelle Ames, Kelli Gilzow

Pledge of Allegiance

Roll Call:

☒ Rick Lacombe, Chair-07
☒ Raymond Doyon – Member-09
☒ Jeffrey Baril- -10
☒ Judy Fournier, Secretary-09
☒ CEO, Steve Lebrun

☒ David Gilbert, Vice -09
☒ William Lee-Member-09
☒ Jean Paul Curran -11 Alternate
☐ Chris Morin -11 Alternate

Agenda Adjustments-

Approve the minutes from Sept 26 meeting, 2011

Motion by: ☐ David ☒ 2nd ☐ Ray

Vote: Unanimous or ☒ yes ☐ no (list) ☐ abstain (list) absent- Chris

1 Teresa Bade- Daycare Sign Findings of Fact for Daycare

Open Public Hearing for Kelli Gilzow 7:15 pm

Motion by: ☐ David ☒ 2nd ☐ Ray

Vote: Unanimous or ☒ yes ☐ no (list) ☐ abstain (list) absent-Chris

Discussions- see below

Back to regular meeting. 7:29pm

Motion by: ☐ Jeff ☒ 2nd ☐ Jean-Paul

Vote: Unanimous or ☒ yes ☐ no (list) ☐ abstain (list) absent-Chris

1. Kelli Gilzow- To relocate her SPRQ Fitness Studio to 20 Main St (Former Town Hall)

Motion for Complete application

Motion by: ☐ David ☒ 2nd ☐ Jeff

Vote: Unanimous or ☐ yes ☐ no (list) ☐ abstain (list) absent- Chris

a) Discussion-Discussion of what activities will be at the building.

b) Discuss onsite-Of Oct 8- Rick, David & Jeff present at onsite-
covers needed on radiators-2nd done, not 3rd

Exit signs need to be installed-all done 23 of them

Need fire extinguishers-have 5 installed

Stage stairs need railings-Replaced

Hot & cold water lines need to be secured-all boxed in

Heat source needs securing-completed

Window in the stair well needs better protection-rod iron gate

Need to pick up occupancy permit from Codes.

c) Collected Fees- of 725.00

New Business- Jean-Paul Curran steps down 7:31 as he is the next new Business

1. **Jean Paul Curran** requesting an amendment to an approved subdivision of Temple Wood, requesting Planning Board approval for a variance for Road Reconstruction.

Fees-\$125.00 Collected 10/24/11

Discussion-

Wants variance for Tarring until next spring, unable to do at this time deadline to tar past Oct 15
Needs a hardship letter. Need Escrow Act set up with financial institution. Need a date of completion. Letter needs to be signed by the board and notarized. Also need a Street # for David

Tabled until written request submitted-NO Motion at this time.

Jean-Paul Curran steps back to table 7:53

2. **C.W Ames**- Submitted application for:

a) Add a 16'x40' office on metal building already existing @575 Middle Rd Moving office of Henrys Mobile homes to this location.

b) second part of application to be postponed until the Spring-disregard at this time.

Motion to accept application

Motion by: _

Dave_ 2nd _Jean Paul

Vote: Unanimous or _x_ yes ___no (list) ___abstain (list) absent Chris

a) Discussion: Cold Storage at this time, new addition will have radiant heat.

b) Onsite waived as it will be inspected by a 3rd party from the State due to being commercial lot, paperwork will be submitted to CEO

Motion to Waive onsite

Motion by: _Dave_ 2nd _Jean-Paul

Vote: Unanimous or _x_ yes ___no (list) ___abstain (list) absent-Chris

c) Collect fees, application\$ 275, ,abutters list \$120, public hearing notice fee \$30-Total of \$425

Michelle & Chris request permission to pour concrete now as the weather is getting colder and needs to be poured soon.

Motion to approve pouring of concrete before building

Motion by: _David_ 2nd _Jean-Paul

Vote: Unanimous or _5_ yes _1_ no (list) Bill ___abstain (list) absent-Chris

Comments from the Board and/or floor: --

House Keeping: No Meeting in December

Other: Next Meeting: November 28th, 2011-

Adjournment _820_ pm,

Motion by: Bill 2nd by Ray

Vote: Unanimous or _x_ yes ___no (list) ___abstain (Absent) Chris