

**SOUTH THOMASTON PLANNING BOARD MINUTES
JULY 17, 2008**

MEMBERS PRESENT:

Roger Young, Chairman
Ed Gallant
Gerry Forcier
Chuck Hartman, Voting Alternate
Dianne Darling
Larry Terrio, Code Enforcement Officer

The minutes of June 19, 2008 were reviewed. It was moved by Ed Gallant and seconded by Gerry Forcier that they be approved. The motion passed with no objection.

NEW BUSINESS:

Alan Mathieson, a land surveyor for J. H. Mathieson, submitted a permit application for a new home on behalf of Mike Smith, Hayden Point Rd (Map 14 Lot 86). All the State permits are in place for shoring up the banking. George Hall will be doing the work on the banking. The house will be constructed 75 ft. from the spring high water mark. It was moved by Ed Gallant and seconded by Dianne Darling that the permit be approved. The motion passed with no objection.

PERMIT # 008-07-17-001

Susan and Harry Schmitke, Bufflehead Cove Rd, (Map 1 Lot 142) Spruce Head Island (Driveway)

Tom Fowler, Landmark Corporation, and David Pierson, an attorney with Eaton Peabody, represented the Schmitkes. Mr. Fowler presented the DEP's Wetland Impact findings approving the alteration of 1090 sq. ft. of wetlands in order to construct a 10 ft. wide by 132 ft. long driveway to access Bufflehead Cove Rd. from the existing seasonal residence of the Schmitkes. Mr. Fowler stated that the Schmitkes will maintain the proposed culvert to be installed under the proposed new driveway to assure that it functions effectively.

Randall Watkinson, an attorney representing Dorothy Meriwether the owner of the abutting property (Map 1 Lot 143) spoke at length about the issues and the

effect this new driveway will have on his client's property. He stated that there is an appeal of the DEP's approval of the Wetland Impact findings that will be heard on August 7, 2008. He also stated that there are ownership issues concerning the land in question that differ with the Town's records.

Mr. Pierson then presented the Board with an Easement, dated July 15, 2008, and signed by Andrew Stancioff, granting the Schmitkes permission to construct a driveway over this same piece of property, claiming that he is the owner.

A motion was made by Ed Gallant to table the application so that the Planning Board members could review all of the information submitted to the Board tonight. Dianne Darling seconded the motion. After considerable discussion, the motion passed with no objection.

Larry Terrio delivered his monthly report.

The meeting adjourned at 10:00 PM.

Respectfully submitted,

Dianne Darling