

NORTH BERWICK, MAINE 03906

**MINUTES OF PLANNING BOARD OCTOBER 9, 2008**

**Present:** Chairman Todd R. Hoffman, Julie Fernie, Shaun DeWolf, Barry Chase, Mark Cahoon, and Lawrence Huntley, CEO.

**Absent:** Dennis Hartigan and Scott Strynar

**Also Present:** Jeffrey Holshouser (North Berwick Fire Department, Treasurer), Jason Langelier (William Hill Association, President).

**1. Call to Order:**

Chairman Todd R. Hoffman opened the Planning Board Meeting at 6:30 p.m.

Chairman Todd R. Hoffman moved Mark Cahoon to full voting status.

**2. Current Business:**

**A. William Hill Association---**Applicant proposes a 20 x 44 addition to an Existing Substation, located at 359 Morrells Mill Road. (Map 6, Lot 77-1)

Jason Langelier explained to the Board that they want to build an addition on the Substation on Morrells Mill Road. The addition would house the antique fire equipment. The dimensions are 20 x 40 and will be on the right side of the building.

Jeffrey Holshouser discussed with the Board that the primary usage of the addition is only for storage of antique fire equipment. It is not for any equipment that is in service.

The Town owns a 1940 Mac pumper and offered it to the William Hill Association. If we have a place to store it and get it under cover and in time when the funds come about we will refurbish it. The William Hill Association is a non profit organization.

Shaun DeWolf asked what you will be using to heat it.

Jeffrey Holshouser answered that at this time no heat, we will put some lighting in. We are funding approximately \$30,000.00.

Shaun DeWolf asked will you be extending the pavement to the door.

Jeffrey Holshouser answered that we will have a short concrete pad to match the other one. Our plan is to put in a 4 foot frost wall in this fall and start building this spring because we have to coordinate with the contractor who is going to re-roof the building. The last thing we are proposing to the Town is the one half of the building, re-roofed it and that is the half that is leaking and then the other half is where we will be tying in and we will re-roof it next year.

Chairman Todd R. Hoffman asked if they would be keeping any fuel.

Jeffrey Holshouser answered that they have cleaning supplies; we do have fire cabinets in the other section of the building.

Shaun DeWolf asked if they had an architect that could sign off on the plans.

Jeffrey Holshouser and Jason Langelier will have the plans stamped by an architect or an engineer.

**Condition:**

**The submitted plan must be stamped by a licensed engineer or an architect.**

Shaun DeWolf moved to accept the application with the conditional use to have it signed off by an architect or a structural engineer, Mark Cahoon seconded a motion. Vote, 5-0

**3. Preview next agenda:**

Mick Development

Workshop

**4. Other Business:**

**5. Preview Previous Minutes:**

Mark Cahoon moved to accept the minutes of September 25, 2008, Barry Chase seconded a motion. Vote, 5-0

**6. Adjournment:**

Shaun DeWolf moved to adjourn at 7:14 pm, Shaun DeWolf seconded a motion. Vote, 5-0

Lawrence Huntley, CEO  
Planning Coordinator

Respectively Submitted:  
Anita Lambert, Stenographer

Chairman: R. Todd Hoffman  
Julie Fernee  
Dennis Hartigan  
Shaun DeWolf  
Barry Chase  
Mark Cahoon  
Scott Strynar

Copies:  
Chairman R. Todd Hoffman  
Julie Fernee  
Dennis Hartigan  
Shaun DeWolf  
Barry Chase  
Mark Cahoon  
Scott Stryar  
CEO  
Town Manager  
Selectmen  
Christine Dudley  
ZBA  
File