

# Town of Manchester - PLANNING BOARD

## MINUTES

11/19/19

6:30 PM

TOWN OFFICE CONFERENCE ROOM

<b>MEETING CALLED BY</b>	Chairman-Leon Strout, Tom LeVeon, Jeff Reardon, James Hippler, Tim Nevins, Terry Gay, Stephanie Daggett Nichols
<b>MEMBERS ABSENT</b>	
<b>TYPE OF MEETING</b>	PLANNING BOARD
<b>SECRETARY</b>	Debora Southiere
<b>ATTENDEES</b>	CEO, Brad Luker, Chase Morrill, Ryan Tom Daggett, Joanne Mercier, Curt Neufeld

### CEO REPORT

<b>WRITTEN FORM</b>	
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### Site Visit

<b>VISIT</b>	Scheduled for Saturday, November 23 <sup>rd</sup> @ 9:00
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### Agenda topics

**Maine Cabin Masters  
915 Western Avenue  
Map U018 Lots 18  
Add Customer Parking**

<b>DISCUSSION</b>	<p>Curtis Neufeld from Sitelines presented the proposed parking expansion for Maine Cabin Masters. This parking area will be towards the back of the property and entrance will be on Puddledock Road. This parking area will provide about 50 parking spaces. There is a swale which is considered to be a stream that runs along the road side of the property. The project will include a catch basin with filtering systems to catch runoff. There will be Plantings along the road. The system will be covered with mulch which will collect some of the sand and dirt from runoff. This mulch will be cleaned and replaced yearly. DEP does not require review. Mr. Neufeld consulted with a Wetland's scientist. Mr. Neufeld did not see any Wetland signs in this area. Jeff Reardon would like to see a report from the scientist. The Board would like to do a site visit. This will be set up for Saturday, November 23, 2019 @ 9AM. This will be back on the agenda for December 3<sup>rd</sup> meeting.</p>
<b>MOTION</b>	NO MOTION AT THIS TIME
<b>SECOND</b>	
<b>PASS/FAIL</b>	

### Minutes

<b>MINUTES</b>	Minutes of November 6, 2019
<b>MOTION</b>	Motion to approve by Jeff Reardon
<b>SECOND</b>	Second by Jim Hippler
<b>PASS/FAIL</b>	Vote 4-0-0

**TICKLER FILE**

<b>TICKLER FILE</b>	Page 90, B3 – Soil Boundaries
<b>TICKLER FILE</b>	Site Plan Review
<b>TICKLER FILE</b>	Low Value Wet Lands in GD
<b>TICKLER FILE</b>	Revisit Parking
<b>TICKLER FILE</b>	Fence placement
<b>TICKLER FILE</b>	Pipes and culverts in Shoreland Zoning

**ADJOURNMENT**

<b>MOTION</b>	Motion to Adjourn by James Hippler
<b>SECOND</b>	Second by Jeff Reardon
<b>VOTE</b>	Vote 6-0

**NEXT MEETING: 12/03/2019**

  
Leon Strout – Chairman

Submitted by  Debora Southiere - Secretary