

**MINUTES  
TOWN OF SEBAGO  
PLANNING BOARD MINUTES  
7:00 PM  
Tuesday, June 9, 2020  
TOWN OFFICE BUILDING**

**I. Call to Order**

Paul White called the meeting to order at 7:00p.m.

Present: Jim Jansz, Andrew Plummer, Tina Vanasse, Paul White, Code Enforcement Officer Brandon Woolley, Recorder Desirae Lyle.

Absent: Dick Perry

**II. Correspondence**

Desirae Lyle mentioned that the next Planning Board meeting on July 14, 2020 will need to be held at Fire Station 1 or at the Town Hall because State and Municipal Elections are being held at the Town Office that day from 8:00 am to 8:00 pm.

**III. Open to Public Questions**

None

**IV. Review of Minutes (December 10, 2019)**

**(NOTE: No meeting was held in the month of January, February, March, April or May 2020)**

Tina Vanasse made a motion to approve the December 10, 2019 meeting minutes as presented. It was seconded by Jim Jansz. Motion carried with all in favor.

**V. Old Business**

None

**a. CEO Updates**

None

**b. Goal Setting Items**

**1. Review of Application Processing Documents**

## **VI. New Business**

### **a. Subdivision Plan Review – Amendments to Current Subdivision Plan – (Property owned by Keith & Anne Boyer) – Map 16, Lot 2-1**

Mr. & Mrs. Boyer were not present at tonight's meeting, therefore Brandon Woolley explained to the Board what they intend to do. Brandon stated that this property is part of a previously approved subdivision he believes was recorded in 1996. The applicant has started developing the property, a road has been built. Mr. Boyer has gone through the proper procedures to obtain a permit to build the road through wetlands. It was originally his intent to build further into the lot, but circumstances have changed. He would like to build closer to the road, so he would like to carve out three acres for his home site and sell the remaining acres. Brandon does not believe a Site Walk is necessary because Mr. Boyer has met all requirements to date. The Site Evaluation has been complete; a septic plan has been drawn up. A Public Hearing is optional. There was no declaration attached to the original subdivision identifying any restrictions, so nothing is preventing further subdivision of the lots, but because it was an approved subdivision they are obligated to go through the application process.

Andrew Plummer made a motion to not hold a Site Walk. It was seconded by Jim Jansz. Motion carried with all in favor.

Tina Vanasse made a motion to hold a Public Hearing at the next scheduled Planning Board meeting. It was seconded by Jim Jansz. Motion carried with all in favor.

Brandon Woolley confirmed that the application is complete.

Jim Jansz made a motion to accept the application as complete. It was seconded by Andrew Plummer. Motion carried with all in favor.

The Public Hearing will be held during the July 14, 2020 Planning Board meeting.

## **VII. Adjournment**

Andrew Plummer made a motion to adjourn at 7:18 p.m. It was seconded by Tina Vanasse. Motion carried with all in favor.

**Respectfully Submitted,**



**Desirae Lyle  
Administrative Assistant/Deputy Clerk**