

WINTHROP PLANNING BOARD MEETING
WEDNESDAY, December 8, 2021
7 PM

Winthrop Town Office (All Purpose Room)
17 Highland Avenue

7:03 Call to Order

Present: Jim King, Tinalyn Caisse, Rick O'Brien, Ed Vigneault, Greg Stewart, Don Mattice, Bettie Harris-Howard, Jaime Wolf, Mark Arsenault – CEO

Public: Rosemary Carroll, Robert Ouellette, Caesar Kortuem, John Miller, Scott Knox, Garrett Corbin, Adam Gravel, Martha Staskos, Bill Monagle

PB Case #PB21-07 – Rosemary Carroll – Request for a conditional use permit for up to 30% expansion of a non-conforming structure in the Shoreland Zone at 73 Turtle Run Road (Town Map 54 Lot 41).

Tinalyn - I move PB Case #PB21-07 – Rosemary Carroll – request for a conditional use permit for up to 30% expansion of a non-conforming structure in the Shoreland Zone at 73 Turtle Run Road (Town Map 54 Lot 41) be allowed.

Don seconded. Approved 5-0

PB Case #PB21-08 – Philip Rhon – Request for a conditional use permit for earthmoving of more than 25 cubic yards for construction of a garage on Pine Point Lane (Town Map 15 Lot 2).

Greg - I move that **PB Case #PB21-08 – Philip Rhon** – Request for a conditional use permit for earthmoving of more than 25 cubic yards for construction of a garage on Pine Point Lane (Town Map 15 Lot 2) be approved.

Tinalyn seconded. Approved 5-0

PB Case #PB21-09 – Amy and Caesar Kortuem – Request for a conditional use permit for earthmoving of more than 25 cubic yards for construction of a single family dwelling in the Shoreland Zone on Route 133 (Town Map 36 Lot 10).

Don – I'd like to make a motion that PB Case #PB21-09 – Amy and Caesar Kortuem – request for a conditional use permit for earthmoving of more than 25 cubic yards for construction of a single family dwelling in the Shoreland Zone on Route 133 (Town Map 36 Lot 10) be approved with the provision that DOT permits the driveway.

Ed seconded. Approved 5-0

PB Case #PB21-10 – Winthrop Boones Trail Solar – Request for a conditional use permit to construct a solar farm in the Rural Zone on Boones Trail Lane (Town Map 4 Lot 52).

Ed – I move that PB Case #PB21-10 – Winthrop Boones Trail Solar – request for a conditional use permit to construct a solar farm in the Rural Zone on Boones Trail Lane (Town Map 4 Lot 52) be approved as submitted and with the conditions that they receive satisfactory permits/plans for stormwater, decommissioning and from the fire department.

Greg seconded. Approved 5-0

Other business:

Rick O'Brien, Planning Board Chair, after a mere 20 years of exemplary service, announced his retirement.

Meeting adjourned.

Respectively submitted by David Lee.