

Minutes from page 12

party were returned unclaimed.

**Andover School District**

Roy received a letter from Robin Heins, the School Administrative Unit Business Administrator. Heins requested permission from the Select Board for funding support for a generator for the Andover Elementary/Middle School which will be used in the case of an emergency as a warming center/shelter. Heins understood that the Town wanted to help with funding.

Heins will look into applying for grants, but will need the Town's permission for a portion of the funds. After discussion, the Board agreed that in the future it might be feasible, but not at the current time.

**Parr Property**

By Court Order, the Town has permission to condemn only the building/house itself at this time. However, the building needs an asbestos testing before demolition. The Town Attorney advised Roy that the vehicles around the property are a different issue. The Town Attorney submitted those papers and Mr. Parr was served with the notice papers. The court hearing was to take place on Thursday of this week, but the court continued it.

**Overtime Policy**

After review and discussion, the board adopted the Overtime Policy.

**Planning Board**

October 22, 2019

*Condensed from approved minutes*

**Members present:** Nancy Teach, Chair; Art Urie, Vice-Chair; Randy Monti; John Hodgson; and Dave Blinn, *ex-officio*

**Also present:** Pat Moyer, Planning and Zoning Administrator, Dave Powers, potential board member; Donna Duclos, potential board member; Eric Pospesil; Bob Irving; Rebecca Brooks.

**Public Hearing Continuation:** Jon & Joan Champagne, Chris Champagne, and Jeff and Kelly Raymond for a Site Plan Review for the installation of a gravel and stone excavation and sales business at 235 Salisbury Highway and 424 Bay Road

Hodgson made a motion to continue the hearing to November 12, 2019.

**Public Hearing:** Eric Pospesil of Horizon Engineering as agent for Connie McLeod for a minor subdivision on Monticello Drive in the Agricultural / Residential Zone.

Pospesil presented a minor subdivision application and a plan of the pro-

posed subdivision. The property consists of 20 acres of which 4.08 acres are to be divided out and retained as the former Town landfill. It was explained that the landfill is covered and monitored.

Abutter John Ohler came into Town Hall prior to the hearing with concerns of possible future subdivisions but is in favor of the proposal.

Brooks asked what the minimum lot size and road frontage are, and the response was two acres and 250 feet of road frontage.

The board voted unanimously in favor of approving the minor subdivision.

**Update for Deb Brower** for a lot line adjustment with Karen Cangiano on Bradley Lake Road.

Moyer did not receive any input from abutters. Therefore, the signed document was approved.

**Discussion to select an engineer** or other expert to review plans submitted by Champagne to be sure they comply with the operational and reclamation standards of Andover's Excavation Regulations. Consideration will be given to issues related to blasting and crushing stone, noise and dust control, and storm management.

The board is waiting to hear back from GZA and Bower. Maine Drilling stated it would be a conflict of interest.

**Additional Items**

1. Planned Unit Development – Urie distributed a proposed Conservation Subdivision draft for the board's review.

2. The Planning Board budget will be presented to the Selectboard on November 7, 2019 and the final budget on December 18, 2019. Urie stated the abutter mailings do not have to be sent certified, just priority mail or signature required. Teach will research notices and newspaper notices.

3. Zoning Administrator – Moyer stated Tri-Forge Auto has applied for retail vehicle sales and needs to come before the Planning Board. Moyer asked if there was anything in writing regarding a Special Exception for Ragged Mountain Fish and Game Club.

4. Select Board Update – Blinn stated a listing of Town properties is being worked on. The Governor's Executive Council will meet on December 15, 2019 regarding the Town ownership of White Oak property. A public meeting will be held on October 28, 2019 regarding an appointed road agent and a five-year plan; a second meeting will be held on December 9, 2019 at 6:30 PM.

**Planning Board**

November 12, 2019

*Condensed from approved minutes*

**Members present:** Nancy Teach, Chair; Art Urie, Vice-Chair; Randy Monti; Doug Phelps; John Hodgson; and Dave Blinn, *ex officio*

**Also present:** Pat Moyer, Planning and Zoning Administrator, Dave Powers, potential board member; Donna Duclos, potential board member; Jon Champagne; John Bentley; Larry Giglio; Mike Moore; Don and Rolande Andrew.

**Public Hearing Continuation:** Jon and Joan Champagne, Chris Champagne, and Jeff and Kelly Raymond for a Site Plan Review for the installation of a gravel and stone excavation and sales business at 235 Salisbury Highway 424 Bay Road.

Urie made a motion to continue the hearing to November 26, 2019.

**Discussion to select an engineer** or other expert to review plans submitted by Champagne to make sure they comply with the operational and reclamation standards of Andover's Excavation Regulations. Consideration will be given to issues related to blasting and crushing stone, noise, and dust control, and storm management.

Moyer communicated with C. George Bower regarding fee and scope and received an outline from him. GZA submitted a proposal. Moyer apprised the board that Steve Lamb is a principal for GZA and is a property owner in Andover.

There was discussion about whether any board member knows Mr. Lamb or otherwise has a conflict with the company, and none of the board members did. The proposals were distributed to board members for review, and Hodgson inquired whether this is typical boilerplate for terms and conditions. Teach replied that Town Attorney Matt Serge reviewed the proposal and was satisfied with it.

Bentley was concerned due to GZA having proposed the same as what Aries Engineering has already done for them, and he was under the impression that the engineers were going to review the application. Phelps stated this would be a second opinion. Teach stated that the board was asked to receive expert advice by the Lakes Region Planning Commission and the Town Attorney.

Bentley stated he was concerned with GZA duplicating the work of Aries Engineering. The board has chosen to utilize GZA after reviewing both submitted proposals. Moyer will contact GZA to suggest a site visit.

**Non-Binding Consultation:** Don and Rolande Andrews for a home occupation – Art Studio. The property is 412 Depot Street.

The Andrews stated that Mrs. Andrews would like to operate a jewelry / art studio out of the garage / barn portion of the home. The board advised that this is a permitted use in the Village District, and the only items needed by the board is a Home Occupation Registration Form, which was completed

*See Minutes on page 15*

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