

**Town of Cornish
Planning Board Meeting Minutes
Meeting of 02/07/05**

CPB Members in Attendance: Dan Sherman, Brad Perkins, Sheena Randall, Les MacMaster

Dan Sherman called the meeting to order at 6:15PM.

Agenda Item #1 – Gregin Waldron

Review the application concerning a proposed Home Occupation

Gregin has been to CEO concerning a home based business – CEO referred her to CPB. Issue is whether the requirement for a full time resident is met to establish a home based business. House is not currently occupied full time. In historical district. No other employees, no retail. Looking for a place to write for a new local newspaper. Address is 48 Main St – three doors down from library. No changes to building, no walk-in customers. No equipment other than computers to write articles. Use is permissible in historic zone. Anticipate no more than two full time employees, any more would force relocation to larger quarters.

Planning board has no issues with CEO issuing a home occupation permit.

When business is up and running, applicant needs to come in a fill out a form with Town Clerk and pay \$10 filing fee.

Agenda Item #2 – Development Services, Inc., by Craig Higgins, represented by Phillip Reed.

Pre-application meeting for proposed two lot subdivision located on Rt. 160 titled Watson Field subdivision.

Two lot subdivision and a third abutting lot in Parsonsfield. One split has occurred in the last five years. Wants to build a road to access the North Country Land property in Parsonsfield. North Country holding is 147 acres.

Road will be twenty-four feet wide with full shoulders. No application before Parsonsfield at this time for development of North Country holdings.

Issue of two lots in two separate zoning districts discussed.

Submitted map does not show all land owned by the applicant, only that which is in Cornish.

Because the entire package impacts two towns, Cornish Planning Board will have proposal reviewed by Southern Maine Regional Planning for guidance. Board also will contact Craig Higgins about escrow money.

Mr. Reed gave the board a check for \$430.00 (\$200 each for two lots plus \$30 for application).

Minor site checklist will be required.