**Fryeburg Planning Board Meeting Minutes**

**David and Doris Hastings Community Center**

**March 29, 2022**

**Members in Attendance**

Patrick Emery, Tom Rebmann, Eli Goodwin,

**Call to Order**

The regular monthly meeting was called to order by Mr. Emery at 6:00 p.m. It was determined that there was a quorum.

**Review of Application for Minor Subdivision Approval – Frye Hill Development (Map 14, Lot 39A)**

Cody Guilford and Hannah Guilford described their proposal to create and develop two new residential building lots on their existing 10.0 acre parcel. Ms. Guilford noted that since the application was submitted approval for a second driveway was obtained from MDOT. The Board agreed the Subdivision Plan should be amended to reflect the new driveway configuration.

Mr. Emery made a motion to find the application complete. Mr. Rebmann seconded. Vote: 3-0 (all in favor).

Mr. Rebmann made a motion to find no cause for a public hearing. Mr. Goodwin seconded. Vote: 3-0 (all in favor).

Mr. Emery reviewed the proposal relative to the Land Use Ordinance. Mr. Rebmann made a motion to approve the application with the conditions that Low Impact Development techniques be used and the Plan will be amended regarding the driveways. Vote: 3-0 (all in favor).

**Review and Approve the February 15, 2022 Planning Board Meeting Minutes**

Mr. Rebmann made a motion to accept the minutes. Mr. Goodwin seconded the motion. Vote: 3-0 (all in favor).

**Review and Approve the February 28, 2022 Code Enforcement Officer’s Report and the March 28, 2022 Code Enforcement Officer’s Report**

Mr. Goodwin made a motion to accept both Reports. Mr. Rebmann seconded the motion. Vote: 3-0 (all in favor).

**Public Forum**

No members of the public were present.

**New Business**

The Board discussed the proposed amendments to the Land Use Ordinance:

1. They agreed that the proposed changes to Section 16.D. regarding window requirements was as they wanted, no changes were made.
2. They discussed a moratorium on solar development and also amending the Land Use Ordinance to have a specific part of Section 17 (Performance Standards) that would apply to solar energy systems. The Board agreed to have a Workshop on April 26, 2022 to discuss and develop a solar ordinance.
3. The next regularly scheduled meeting will be on April 26, 2022.

**Adjourn**

Mr. Emery made a motion to adjourn. Seconded by all. Vote: 3-0 (all in favor).

Meeting adjourned at 8:39 p.m.