

# PUTNAM PLANNING BOARD

FEBRUARY 9, 2022

The Putnam Planning Board met on February 9th at the Putnam Town Hall. The following board members were present: Chairman Bill Brown via Zoom, Chris Edwards, Galen Seerup, Wayne Busby, Art Sheeley and Richard Malaney. Jim Hock was absent. Supervisor Darrell Wilson, Councilmen Larry Shiell, Jody Scott, Stew Edgerig, Richard Trudeau, Chris Navitsky were also present as guests. Zoom attendees were Councilman Chris Mallon, Robin & Richard Milne and Darlene Kerr.

**Resolution #3** – A motion was made by Galen Seerup to approve January’s minutes. Seconded by Wayne Busby and passed unanimously.

**Richard Schumaker #4-1-3.8** – there was no applicant or agent in attendance for this proposal that was on the Agenda. The clerk will email the applicant to let them know the project was not reviewed.

**Jody Scott** - Wayne Busby and Bill Brown recused from this proposal. Jody is proposing to place (2) 500 sq. ft. or less cabins connected with a pergola of some sort on a potential property he is trying to purchase – Fernwood Way. He is proposing to use a composting toilet. He isn’t sure at this time about plumbing. He will have electric. This will be used for short term stays. To date he has not applied to the APA. The board let him know he needs to apply to the APA with his plans. He needs a site plan of what he is actually proposing showing topo info, site location of house, well, septic or grey water plan & driveway. Asked customer to show storm water plan as well. This meeting was used as a Pre-Application Conference.

**Richard Milne #8-2-13.4** – Wayne Busby recused from this proposal. Richard Trudeau is the representative for a proposal to construct a 24’x30’ single bedroom home on 60 Fernwood Way. This is a 5 acre parcel – he also owns the adjacent parcel. There is an existing well and electric. The septic was designed for 1 bedroom. There is a storm water plan using the LGPC standards. There shouldn’t have to be much disturbance with trees except in the septic area. The \$25 fee was paid. Neighbors were notified. The APA determined the project non-jurisdictional. There is an existing gravel road and the well head is approx. 5’ to 10’ from the end of the road. The board asked applicant to make a buffer of at least 20’ between end of road and well head.

**Resolution #4** – A motion was made by Galen Seerup to make the Milne project a Type 1 and schedule the Public Hearing for March 9<sup>th</sup>. Seconded by Art Sheeley and passed unanimously. Wayne recused.

**James Coffman #11.20-3-14** – Rich Trudeau brought the application up to date. The LGPC is currently reviewing the project and Rich will update us on the findings as they go along. This is a Major Storm water project.

## **Chris signed a couple LRCC’s**

LRCC2 - Aaron Williams

LRCC1 – Susan Hayes – Drilling for Geo-thermal @ 560 Gull Bay Road

**Tiny Homes** – Chairman Bill Brown had sent out a Bullet Sheet of Code Requirements for Tiny Homes that he had discussed with Danielle Holman, Code Enforcement. The Tiny home has to be built on site or the floors and walls will have to be opened up and inspected. If this isn’t done they will stay on wheels and a tongue and be treated as a camper. Does the Tiny home have a manufactured sticker? Giving the definition of a Tiny home could be put in the Regulations. We have a law that governs this already. Previously we approved a Tiny Home for Meissner #2-1-27.6 in October 21. Danielle visited the site and since the applicant didn’t want to tear down a wall to inspect, they decided to keep on wheels and tongue. This is now considered a camper and not what the Planning Board approved. Wayne made the suggestion that if we get an application for a Tiny Home we recommend they call Code Enforcement for Tiny Home requirements.

**Resolution #5** – A motion was made by Wayne Busby to write a letter to Meissner’s to please come back to the Planning Board to discuss the Tiny Home project that was previously approved in October. Seconded by Galen Seerup and passed. Richard Malaney voted No.

**Resolution #6**– A motion was made by Wayne Busby to adjourn this month’s meeting. Seconded by Galen Seerup and passed unanimously.

Respectfully Submitted,

Paula Wilson  
Planning Board Clerk

*Next Planning Board Meeting March 9, 2022 at the Putnam Town Hall - Minutes subject to approval*