

**Kennebunkport Planning Board**  
**December 6th, 2017 ~ 7:00 PM**  
**Kennebunkport Village Fire Station, 6 Elm Street**

A regular meeting of the Planning Board was held on Wednesday, December 6th, 2017. The meeting convened at 7:00 p.m. in the Kennebunkport Village Fire Station.

Members Present: Mr. Russ Grady (Chair), Tom Boak, D. Scott Mahoney, Mark Messer, Nina Pearlmutter, Neil Higgins

Approval of Minutes: Ms. Pearlmutter made a motion to approve the minutes from the November 15th, 2017 Planning Board meeting. Mr. Mahoney seconded the motion and the vote was unanimous.

Items:

**1. 171001 Terrilyn W. & Katrina W. Swift, Cape Arundel Woods Subdivision / Sebago Technics, Authorized Agent – Public Hearing** of minor subdivision change to replace the proposed cul-de-sac turn-around with a hammer head style turn-around at 2 Poet's Lane Map 7, Block 13, Lot 1F in the Cape Arundel Zone.

Mr. Grady introduced the Agenda item and asked the Applicant to provide a brief summary before opening the Public Hearing.

Mr. Steve Doe of Sebago Technics addressed the Board and gave a brief overview of the Application. Using enlarged Site Plans of the original approved plan, Mr. Doe explained that in the process of making improvements to Endcliff Road for fire access and access to the lots, the owner realized the building envelope is very small. In speaking with Fire Chief Allan Moir and Town Planner Werner Gilliam, the owner suggested installing a hammerhead turn instead of a cul-de-sac in order to open up the majority of the lot to add more flexibility for the house construction, Mr. Doe concluded.

Mr. Messer asked if there was a decrease in the amount of forest that would be removed? Mr. Doe replied no the lot was already cleared before deciding to submit this Application but there will be less pavement being put down.

There were no further questions or comments from the Board members.

Mr. Grady opened the Public Hearing. There were no comments or questions from the audience in attendance. Mr. Grady closed the Public Hearing.

Mr. Boak made a motion to approve the Application. Ms. Pearlmutter seconded the motion and the vote was unanimous.

Mr. Mahoney read the Findings of Fact into the record. Mr. Grady made a motion to approve said Findings. Ms. Pearlmutter seconded the motion and the vote was unanimous.

**Adjournment:** A motion was made to adjourn, it was seconded and the vote was unanimous.

**Submitted by:** Patricia Saunders, Planning Board Recording Secretary