

**CITY OF LEWISTON  
PLANNING BOARD MEETING  
MINUTES for January 10, 2005 - Page 1 of 3**

**DRAFT**

**I. ROLL CALL:** This meeting was held in the City Council Chambers on the First Floor of City Hall, was called to order at \_\_\_\_\_ p.m., and was chaired by Jeffrey Gosselin.

- **Members in Attendance:** Jeffrey Gosselin, Roger Lachapelle, Lucy Bisson, Jim Horn, Tom Truchon, John Racine, John Butler, Stephen Morgan, and Tom Peters.

**Members Absent:**

**Staff Present:** Gil Arsenault, Director of Planning & Code Enforcement; David Hediger, City Planner; and Eric Cousens, Land Use Inspection Officer.

- **Student Member Present:** Wade Morgan.

**II. ADJUSTMENTS TO THE AGENDA:** None.

**III. CORRESPONDENCE:** Staff Memorandum from David Hediger.

The following motion was made.

**MOTION:** by \_\_\_\_\_, seconded by \_\_\_\_\_ that the Staff comments be placed on file and read at the appropriate time.

**VOTED:** \_\_\_\_\_.

**IV. HEARING:**

**A.** *A proposal by the Stanton Bird Club to construct a nature center, parking area, and related improvements at the Thorncrag Bird Sanctuary at 354 Montello Street.* David Hediger summarized his Staff Memorandum dated December 13, 2004.

The following motion was made.

**MOTION:** by \_\_\_\_\_, seconded by \_\_\_\_\_ that the Planning Board determines the application to construct a nature center, parking area, and related improvements at the Thorncrag Bird Sanctuary at 354 Montello Street to be complete; grants approval of the modification/waiver checklist; that this application meets all of the necessary approval criteria contained under Article XIII, Sections 4 and 5 of the Zoning and Land Use Code; and grants approval to the Stanton Bird Club, subject to the following conditions recommended by Staff:

- 1.
- 2.
- 3.
- 4.
- 5.

**VOTED:** \_\_\_\_\_.

**V. OTHER BUSINESS:**

**A.** A request to schedule a proposed amendment to the Historic Preservation Review Board (H.P.R.B.) Guidelines for Article XV, Significant Buildings and Districts of the Zoning and Land Use Code.

The following motion was made.

**MOTION:** by \_\_\_\_\_, seconded by \_\_\_\_\_ that the Planning Board initiates an amendment to the Historic Preservation Review Board (H.P.R.B.) Guidelines for Article XV, Significant Buildings and Districts of the Zoning and Land Use Code.

**VOTED:** \_\_\_\_\_.

**B.** Any other business the Planning Board Members may have relating to the duties of the Board. None.

**VI. READING OF THE MINUTES: Reading of the Draft Minutes for November 22, 2004:**

The following motion was made.

**MOTION:** by \_\_\_\_\_, seconded by \_\_\_\_\_ that the Planning Board accept the Planning Board Minutes dated November 22, 2004, as submitted.

**VOTED:** \_\_\_\_\_.

**VII. ADJOURNMENT:** This meeting adjourned at \_\_\_\_ p.m. The next regularly scheduled Planning Board Meeting is for Monday, \_\_\_\_\_.

Respectfully submitted,

Roger Lachapelle,  
Planning Board Member & Secretary

DMC:dmc

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