

PROSPECT PLANNING BOARD
PROSPECT COMMUNITY CENTER

THURSDAY, APRIL 9, 2026

4:15 PM

PRESENT: KATHLEEN JENKINS, LOIS GIANNI, LAURIE JONES, BECKY AMES, HENRI GIGNOUX, SANDY REYNOLDS

ABSENT: ARLINE LAMARCHE

GUEST: DAROLYN SHUTE

Jenkins called the meeting to order at 4:15 pm.

READING AND APPROVAL OF MINUTES OF REGULAR MEETING FOR MARCH 26, 2026:

Minutes from the meeting were sent to all members. Gignoux made a motion to accept the minutes of March 26, 2026, Jones seconded the motion. All others approved the motion.

COMMUNICATION:

- The Select Board has suggested changes to the Minimum Lot Size Ordinance. The wording change was incorporated and sent to the Town Attorney for approval of the wording change.
- Guest: Darolyn Shute questioned the Board as to why her taxes were raised even though the solar project on her property had not yet been completed and activated. She wanted to know if she must pay or if the lessee should pay. The Board advised her that we could not give legal advice and suggested she contact an attorney and/or the assessors with her questions.
- An e-mail was received from Richard Dyer inquiring as to the procedure to request an extension to his permit. He will be advised to request the extension in writing and include the relevant dates

OLD BUSINESS:

- A change of wording was discussed concerning setback regulation language. Variance authorization can be sought for setbacks from property lines or public or private ways. Change of wording to be incorporated into ordinance.

NEW BUSINESS:

- Mary Szatkowski, a Maine State Hydrogeologist, joined the meeting by Zoom to go over proposed changes to the wording in the Mining Ordinance. She suggested numerous changes throughout the document. Including: Eliminating Sect. G in Applicant Procedures., On Pg 14 – changing 2000 feet to 2640 feet to agree with other parts of ordinance, she further suggested that everywhere the term ½ mile is mentioned, 2640 feet should be followed in parentheses. She suggested wording changes to Pg 12, Sect F2, Sect L, Pg 16-17 as well as wording in Sect L. She stated that she thought our wording was sensible, required and reasonable. All comments and suggestions were recorded by Henri Gignoux and he will incorporate into the ordinance and present those changes at the next meeting. At that time, the Board will finalize the wording changes and send amended Ordinance to the Select Board for review and forwarding to Town attorney.

ANNOUNCEMENTS:

- None.

MOTION TO ADJOURN MEETING:

The meeting was adjourned at 5:25 pm.

Next regular meeting of the Planning Board will be held on Thursday, April 23, 2026 at 4:15 pm at the Prospect Community Center.