

**POLAND PLANNING BOARD**  
**MINUTES OF MEETING**  
**January 23, 2024**  
**Approved on 2/13, 2023**

**CALL TO ORDER** – Chairperson James Porter called the meeting to order at 7:00pm with Members Jon Gilson, George Greenwood, James Walker, Alternate Member Heather Ryan, and CEO Scott Neal present. Member Cheryl Skilling is absent with notice. Alternate Member Heather Ryan is a voting member for this meeting.

**MINUTES** – January 9, 2024 – Member Gilson moved to approve the minutes. Alternate Member Ryan seconded the motion. Discussion: None    Vote: 3-yes 0-no 1-abstained (Member Walker was not present for the vote. Member Greenwood was not present at the 1.9.2024 meeting and abstained from voting.)

**COMMUNICATIONS** – None

**OLD BUSINESS** – Informational – Daniel Ouellette – 25 Schellinger Road – Map 6 Lot 6C

Mr. Ouellette was not present but sent an email for the Board to consider.

**Potential CLUC changes for 2024**

The Board discussed various proposed CLUC changes.

**NEW BUSINESS** – Sketch Plan Review – Wolf Cove Inn, Geoff Skidmore – 5 Jordan Shore Drive – Map 32 Lot 1

Geoff and Nicole Skidmore and John Langolier presented the project to the Board. The Skidmore's would like to turn the living quarters at the Inn into two rental units and make some other updates to the interior of the building.

The Board and CEO Neal had questions about the parking and subsurface waste with the new units. These questions will be addressed in the Formal Site Plan Application.

Member Greenwood moved to approve the checklist as complete. Member Gilson seconded the motion. Discussion: None    Vote: 4-yes 0-no.

Findings of Fact and Conclusions of Law for:

**Formal Site Plan Application – Lawrence Roakes – Off Knoll Road – Map 13 Lot 36**

Member Greenwood moved to approve the Findings of Fact. Member Gilson seconded the motion. Discussion: None    Vote: 3-yes 0-no 1-abstained (Alternate Member Ryan abstained from voting as she was not a voting member at that meeting.)

**POLAND PLANNING BOARD**  
**MINUTES OF MEETING**  
**January 23, 2024**  
Approved on 2/13, 2023

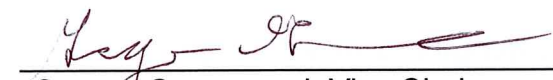
**ANY OTHER BUSINESS** – None

**ADJOURN** – Member Gilson moved to adjourn the meeting at 8:22 p.m. Alternate Member Ryan seconded the motion. Discussion: None    Vote: 5-yes 0-no

Recorded by: Sarah Merrill

Planning Board

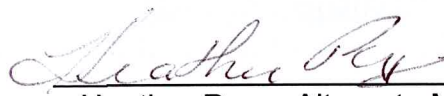
  
\_\_\_\_\_  
James Porter, Chairperson

  
\_\_\_\_\_  
George Greenwood, Vice Chairperson

  
\_\_\_\_\_  
Jonahan Gilson, Secretary

\_\_\_\_\_  
Absent with Notice  
Cheryl Skilling, Member

  
\_\_\_\_\_  
James Wlaker, Jr., Member

  
\_\_\_\_\_  
Heather Ryan, Alternate Member