

**St. George Planning Board
On-site Inspection
Deep Cove – Glenmere Road
November 14, 2020 - 9 a.m.**

The on-site visitation inspection began at 9 a.m. Planning Board members present were: Anne Cox, Chair; Jane Brown, Ray Emerson, Michael Jordan, Mary K. Hewlett, and Alan Letourneau. Also present were: CEO Brackett, Richard Bates, Nancy and James Kohl, and Matt Tibbetts.

The applicants, James and Nancy Kohl, were present. Matt Tibbetts of Art Tibbetts Marine represented the applicants. The application is to construct a 6 foot by 24-foot pier with a 3-foot by 50-foot ramp and a 12-foot by 24-foot float off of Glenmere Road. The Shoreland Zone District is Marine Residential and the Floodplain Designation is VE-11.

The Planning Board proceeded to walk an undeveloped path to Deep Cove where the proposed project will be located. According to Ms. Kohl, the path will remain undeveloped and in its natural state. The shoreline area consists of a 7-foot-tall ledge outcrop vegetated with deciduous trees at the top of the slope.

Tibbetts pointed out the location of where the pier, ramp, and float will be located. Tibbetts noted the pier will not extend as far out to low tide or approximately three trucks parked end-to-end.

Chair Cox asked if the pier would extend out into the cove similar to the neighboring pier. Tibbetts stated yes but shorter as the pier will be 24 feet long. He believes the neighboring pier is about 50 feet long, so the Kohl's pier is half that size.

Chair Cox asked if any trees will be removed. Tibbetts stated no trees will be removed. There are two trees at the shoreline edge and the pier will be located between those two trees.

Hewlett asked if there were any riparian rights issues. Tibbetts said the pier will extend straight out and they will have about 30 feet of side setback. The onshore property line has been pinned. Hewlett noted that the project will be close to the neighbor's property line. Tibbetts stated that they changed the position of the float to make some extra distance from the property line.

Hewlett asked if the Kohls will build any stairs to the house, and Chair Cox asked if they plan to use the type of path that currently exists. Nancy Kohl stated yes. There will be some steps next to the house but the path is the path. She stated she fell in love with the wooded and vegetated area and will leave the path as it is.

Chair Cox asked for other comments or questions. There being no other comments, the onsite visitation ended at 9:07 a.m.

Respectfully submitted,

Marguerite R. Wilson
Planning Board Recording Secretary