

TOWN OF WHITEFIELD, MAINE
PLANNING BOARD
Minutes of Meeting held on February 21, 2018

Present: Jim Torbert; Marianne Marple; Jake Mathews; Glenn Angell; Stephen Sheehy

Minutes recorded by Judy Maldovan, Recording Secretary

6:15pm - meeting called to order at Fire & Rescue Station, Townhouse Road, Whitefield

Minutes

VOTED (5-0) approve minutes of meeting on 12/20/2017 and 01/24/2018

Harry C. Crooker & Sons, Inc./Crooker Construction, LLC

re: change of ownership - reviewed letter to Crooker (attached);

VOTED (5-0) Jim Torbert will sign and mail

Atlantic Salmon Federation/Coopers Mills Dam Application

- parking issues - resolved
- copies of various permits - resolved
- biological evaluation/opinion/NOAA - pending
- Army Corps of Engineers - pending
- financial statement - pending
- statement from David Boynton, Road Commissioner - pending
(Jim Torbert will prepare draft statement)

PB needs to complete checklist - do we need hearing for application?

clock starts when PB signs off application complete

Amish structures on East River Road

have Notice(s) to Build been filed; ask Selectmen if Code Enforcement Officer could have set hours for public; Jim and Jake will attend selectmen meeting

Sharon Gray East River Road Map 007, Lot 053C

Ms. Gray present re: concern with access to her landlocked lot behind property owned by Mose Yoder (nephew resides on lot); barn has been built on deeded access to her lot. She does not care where right of way is - only that she has access to her property. PB advised this is legal issue and recommended Ms. Gray stop to see Mose Yoder. After Ms. Gray had left, Mose Yoder came to PB meeting. PB relayed same info as given to Ms. Gray.

Sprague Excavation/Chester Rice Pit, Tax Map 001-016, 018

Jody Sprague and Gerald Waltz present

- statement from Road Commissioner - previously received
- survey map - received
- plan for stockpiles - received
- signed statement on property lines - received
- copy of DEP Rules & Regulations - received
- reclamation plan - received
- spill & containment plan - received

Applicant said will burn brush near stockpile;
most burns done in winter months; town burn permit required for each burn

Jim Torbert will prepare Finding of Fact; fee = \$100.00/to be mailed to Town Office
PB will prepare Permit and act on at March 21st meeting
applicant requested copy of Road Commissioner's letter

Brandi Grady & Melissa Valliere - application for pre-school at 39 Jewett Lane

Brandi Grady and Jennifer Grady present
existing structure with approx 2 acres; building is under renovation
existing driveway
septic put in approx 1990 under Nick Burk
working with Lincoln County DHHS
have contacted State Fire Marshall
2 sessions with 12 children per session

reviewed Development Application and Standards Checklist

- | | | | |
|----|---|----|----------|
| 1a | required | | |
| 1b | required | | |
| 1c | required | | |
| 1d | required/deed | | |
| 1e | required/site evaluator for septic system | | |
| 1f | required/include photos | | |
| 1g | required | | |
| 1h | required | | |
| 1i | required/hand sketch | | |
| 1j | waived | | |
| 1k | required | | |
| | | | |
| 2a | required | 2f | waived |
| 2b | required | 2g | required |
| 2c | required | 2h | required |
| 2d | required | 2i | required |
| 2e | required | 2j | required |

Misc.

Reviewed senior housing questionnaire;
will set up table with sign during March 16th voting and March 17th Town Meeting

7:55pm - VOTED (5-0) to adjourn

/s/ Marianne Marple