

**POLAND PLANNING BOARD**  
**MINUTES OF MEETING**  
**January 25, 2022**  
**Approved on 2/8, 2021**

**CALL TO ORDER** – Chairperson George Greenwood called the meeting to order at 6:30pm with Members Cheryl Skilling, James Porter, James Walker, Jon Gilson, and CEO Scott Neal present.

**PUBLIC HEARING**

**CLUC Amendments 2022** – Member Porter moved to open the public hearing at 6:31 pm. Member Skilling seconded the motion. Discussion – None    Vote: 4-yes 0-no (Member Walker was absent for the vote.)

There were no members of the public present to ask questions on the CLUC Amendments.

Member Porter moved to close the public hearing at 6:34 pm. Member Gilson seconded the motion. Discussion: None    Vote: 5-yes 0-no

**VOTE ON CLUC AMENDMENTS 2022** – Article 4 – Member Porter moved to recommend the amendment. Member Skilling seconded the motion. Discussion: None  
Vote: 5-yes 0-no

Article 5 – Member Porter moved to recommend the amendment. Member Skilling seconded the motion. Discussion: None    Vote: 5-yes 0-no

Article 6 - Member Porter moved to recommend the amendment. Member Skilling seconded the motion. Discussion: None    Vote: 5-yes 0-no

Article 7 - Member Porter moved to recommend the amendment. Member Gilson seconded the motion. Discussion: None    Vote: 5-yes 0-no

Article 8 - Member Porter moved to recommend the amendment. Member Gilson seconded the motion. Discussion: None    Vote: 5-yes 0-no

**MINUTES** – December 14, 2021 – Member Porter moved to approve the minutes. Member Walker seconded the motion. Discussion: None    Vote: 5-yes 0-no

January 11, 2022 – Member Porter moved to approve the minutes. Member Skilling seconded the motion. Discussion: None    Vote: 5-yes 0-no

**COMMUNICATIONS** – None

**OLD BUSINESS** – None

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**NEW BUSINESS – Formal Site Plan Review – Charles and Sheila Foley – 1220 Maine Street – Map 40 Lot 15**

Charles and Sheila Foley along with Faith Thomas and Bill Peterlein of Summit Geoengineering Services, Inc presented the project to the Board. The Foley's would like to build a barn style building for their future business Poland Provisions a café and general store.

The Foley's asked for a waiver on the landscaping requirements. The Board agreed to hold off on the landscaping requirements at this time, but the Foley's will have to come back before the Board with a landscaping plan and have the plan approved by the Board before a final Certificate of Occupancy will be granted.

Member Porter moved to approve the checklist as complete. Member Skilling seconded the motion. Discussion: None    Vote: 5-yes 0-no

Member Porter moved to approve the Formal Site Plan Review with the following conditions: the public hearing is waived, the site walk is waived, and they will have to come back before the Board with a landscaping plan and have the plan approved by the Board before a final Certificate of Occupancy will be granted. Member Skilling seconded the motion. Discussion: None    Vote: 5-yes 0-no

**Formal Site Plan Review – Poland Landco, LLC (Camp North Star) – 200 Verrill Road – Map 2 Lot 17**

Brendan Dallaire of camp North Star and Stuart Davis of Davis Land Surveying presented the project to the Board. Camp North Star would like to add four more bunkhouses and has added a new septic system for the bunkhouses. Camp North Star has requested waivers on the phosphorous and stormwater requirements.

Member Porter moved to approve the checklist as complete. Member Skilling seconded the motion. Discussion: None    Vote: 5-yes 0-no

Member Porter moved to approve the Formal Site Plan Review with the following conditions: the public hearing is waived, the site walk is waived, and the phosphorous and stormwater requirements are waived because of the small size of the project on a 100 acre parcel. Member Gilson seconded the motion. Discussion: None  
Vote – 5-yes 0-no

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Formal Shoreland Zoning Application – Jeanne Cyr and Marie Lemieux – 0 Birch Drive  
– Map 44 Lot 53

Jeanine Lemieux and Stuart Davis of Davis Land Surveying presented the project to the Board. The Applicants would like to build a 16' x 30' house with a 16.5' x 19' garage with a second story deck. The septic has been placed outside the 100' mark.

CEO Neal would like an elevation showing that the septic system is below the footers of the building.

Member Porter moved to approve the checklist as complete. Member Gilson seconded the motion. Discussion: None    Vote: 5-yes 0-no

Member Porter moved to approve the Formal Shoreland Zoning Application with the following conditions: the public hearing is waived, the site walk is waived, and an elevation showing that the septic system is below the footers of the building will be provided to the Code Office. Member Gilson seconded the motion. Discussion: None  
Vote: 5-yes 0-no

Findings of Fact and Conclusions of Law for:

Formal Shoreland Zoning Application – Pamela Booth – 26 Cliff Lane  
– Map 20 Lot 20

Member Porter moved to approve the Findings of Fact. Member Skilling seconded the motion. Discussion: None    Vote: 5-yes 0-no

**ANY OTHER BUSINESS** – Ms. Merrill asked the Board if they wanted to continue the practice of drawings being reviewed for accuracy before the Board signs off on them. The Board discussed this and by consensus agreed to continue to review drawings before signing them.

**ADJOURN** – Member Porter moved to adjourn the meeting at 8:21 pm. Member Skilling seconded the motion. Discussion: None    Vote: 5-yes 0-no

Recorded by: Sarah Merrill

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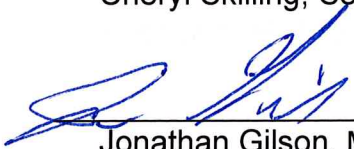
Planning Board

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George Greenwood, Chairperson

  
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James Porter, Vice Chairperson

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Cheryl Skilling, Secretary

  
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James Walker, Member

  
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Jonathan Gilson, Member