# Planning Board Meeting October 8, 2019 – 7:00 PM Town Office Conference Room



**Meeting Materials** 

#### Planning Board Tuesday, October 8, 2019 7:00 PM – Town Office Conference Room

#### CALL TO ORDER

MINUTES September 24, 2019

#### **COMMUNICATIONS**

#### **OLD BUSINESS**

#### **NEW BUSINESS**

Formal Site Plan Review – Kyi Maung – 123/141 Mechanic Falls Road – Map 12 Lot 22A

Formal Site Plan Review – Debra and Anna Lapre – 1171 Maine Street – Map 39 Lot 19

#### ANY OTHER BUSINESS

#### **ADJOURNMENT**

#### POLAND PLANNING BOARD MINUTES OF MEETING September 24, 2019 pproved on 2019

Approved on \_\_\_\_\_, 2019

<u>CALL TO ORDER</u> – Chairperson Porter called the meeting to order at 7:00pm with Members Cheryl Skilling, Stephanie Floyd, George Greenwood, Alternate Member Jimmy Walker, CEO Scott Neal, and Sarah Merrill present. Alternate Member Walker is not a voting member for this meeting. Member Mark Weinberg is absent with notice.

<u>MINUTES</u> – <u>September 10, 2019</u> – Member Greenwood moved to approve the minutes. Member Floyd seconded the motion. Discussion: None Vote: 3-yes 0-no 2-abstained (Two members abstained because they were not present at the meeting.)

#### **COMMUNICATIONS** – None

#### OLD BUSINESS -

<u>Sketch Plan Review – Frank and Joy Lowe – 425 Maine Street – Map 6 Lot 47C</u> Frank and Joy Lowe presented the additional information requested by the Board.

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

#### NEW BUSINESS -

Formal Shoreland Zoning Application – Tim Garrelts – 187 Johnson Hill Road – Map 20 Lot 10

Tim Garrelts and Alex Hersey presented the project to the Board. Mr. Garrelts would like to fix the patio and walkway, but they don't appear to have been permitted. Mr. Garrelts would like to get approval from the Board for the patio and walkway and to make the repairs they need.

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

Member Greenwood moved to approve the Formal Shoreland Zoning Application as complete with the following conditions: the public hearing is waived, and the site walk is waived. Discussion: None Vote: 5-yes 0-no

<u>Informational – Anna and Debra Lapre – 1171 Maine Street – Map 39 Lot 19</u> Anna Lapre presented the project to the Board. Ms. Lapre would like to be able to store boats outside during the winter. Since this is only an informational presentation the Board is unable to make any decisions. The Board told Ms. Lapre that she would need to come back with a formal site plan and then the Board could make a decision.

#### POLAND PLANNING BOARD MINUTES OF MEETING September 24, 2019

Approved on \_\_\_\_\_, 2019

Formal Site Plan Review – Brittany Tucci and Breeana Spaulding – 1184 Maine Street – Map 39 Lot 8

Brittany Tucci and Breeana Spaulding presented the project to the Board. Ms. Tucci and Ms. Spaulding would like to open a two chair salon on the property as there was a salon there in the past.

The Board wants to know that the septic system can handle a two chair salon, because the previous salon was only a one chair salon. CEO Neal stated there may be a more current septic plan on file.

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

Member Greenwood moved to conditionally approve the Formal Site Plan Review with the following conditions: there is a septic plan for the property that can handle a two chair salon, the public hearing is waived, and the site walk is waived. Discussion: None Vote: 5-yes 0-no

#### ANY OTHER BUSINESS – None

<u>ADJOURN</u> – Member Floyd moved to adjourn the meeting at 8:10 pm. Member Skilling seconded the motion. Discussion: None Vote: 5-yes 0-no

Recorded by: Sarah Merrill

Planning Board

James Porter, Chairperson

Mark Weinberg, Secretary

Cheryl Skilling, Member

George Greenwood, Member

Stephane Floyd, Vice Chairperson

<u>Not a Voting Member for this Meeting</u> James Walker, Alternate Member



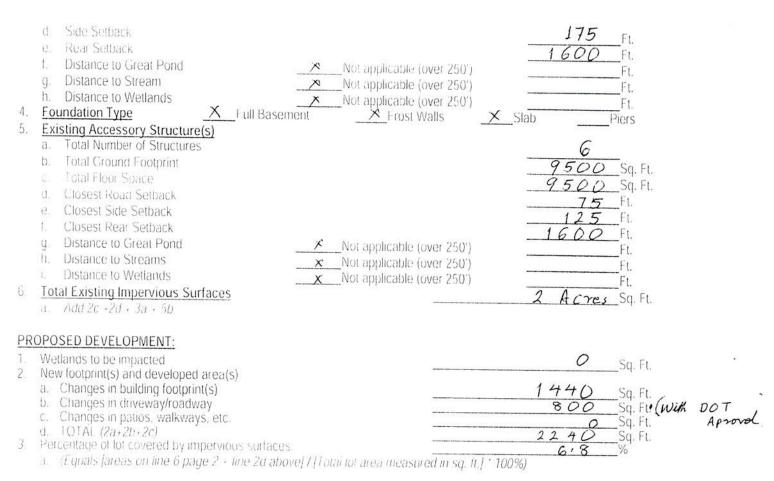
## Town of Poland, Maine Planning Board

# Formal Site Plan Review

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2. <u>Ex</u> a. b. c. d. e.	ii) (If no, submit copy Any structures to be ren No	of appropriate road en noved nation about the struct I <mark>t &amp; Improvements N</mark> Ited areas	ntry application if entrance is ture to be removed and how OT Including Buildings	v any debris will b	Yes



#### SUBMISSIONS:

#### Attach drawings and/or statements describing the following items, if applicable:

- a. Provide a copy of deed and Tax Assessor's information card.
- b. Provide a map of the general area showing land features within at least ½ mile of this lot.
- c. Provide site plan(s) of your lot with existing development and its dimensions shown.
- Provide site plan(s) of your lot with proposed development and its dimensions shown.
- (May be combined on existing development arawing )
- e. Provide detailed plans of proposed structural development and changes.
- 1. Provide statements or drawings of methods of infrastructure
  - Water supply
  - ii. Sewage disposal
  - iii. Fire protection
  - iv. Electricity
  - v. Solid waste disposal
- g. Type, size, and location of signs.
- h. Number of parking spaces.
- i. Provide phosphorus loading calculation if in a great pond watershed area.
- Anticipated date for start of construction.
- Anticipated date for completion of construction.
- Standard submissions requirements shall follow Section 509.8 of the Comprehensive Land Use Code. Copies of the Code are available for viewing at the Town Office and Library. Copies are available for purchase (\$25.00) in the Code Enforcement Office.
  - (Use checklist starting on page 6 for summary of usual requirements.).
- m. Other requirements unique to your project added by the Planning Board.

#### 2. List all state and federal approvals, permits, and licenses required, if any, for the project:

- This includes but is not limited to the following:
- 1. State highway entrance permit.
- 2. Soil disturbances involving more than one acre.
- Impact on more than 4,300 square feet of any type wetland.
- 4. Soil disturbances within 100 feet of lakes, rivers or streams.
- 5. Activity within 75 feet, over the water, or in the water of lakes, rivers, or streams,
- Timber harvesting.
- 7. Flood zones.
- 8. Discharges and emissions

#### DISCLOSURE: (READ BEFORE SIGNING)

- I hereby acknowledge that I have read this application and pertinent sections of the ordinances, and state that the information in this document is to the best of my knowledge true and accurate. Lagree to comply with all the Town of Poland's ordinances and the State of Maine's statutes regulating the activities sought in this application as well as any permit(s) approved for this application.
- I understand that all construction of structures shall conform to or exceed the minimum requirements of the Maine Uniform Building and Energy Code, and the NFPA-101 Life Safety Code, 2009
- 3. I understand that any approval is valid for only the use(s) as specified in this application. The permitting authority must approve any change(s) made to the use(s) sought in the application. Any approval issued for this application is approved on the basis of truthful information provided by the applicant(s), and as allowed by the ordinances of the town.
- 4. I understand that it is my responsibility to assure that the lot description herein accurately describes its ownership, its boundary lines, and the setback measurements from the legal boundary lines.
- 5. I understand that I have the burden of proof as to the legal right to use the property, and that approval of this application in no way relieves me of this burden. Any approval issued does not constitute a resolution in favor of me or the landowner in any matters regarding the property boundaries, ownership, or similar titles.
- 6. Lunderstand that all necessary Building and Use Permits shall be secured from the Code Enforcement Office after the Planning Board grants approval of this application.
- 7. I understand that a Certificate of Occupancy or Compliance shall be required prior to the start of any use or occupancy associated with this application unless a signed written waiver is issued with the permit. Fines and penalties may be issued if use or occupancy is started prior to the issuance of the certificate.
- 8. I understand that the approval becomes invalid if construction or use has not commenced within twelve (12) months of the Planning Board's approval date, construction is suspended for more than six (6) months and no notice for just cause is submitted prior to the end of the six (6) months, or it is found that false statements have been furnished in this application.
- 9. I understand that if I fail to comply with the aforementioned statements, a "STOP WORK" order may be issued for which I will immediately halt any construction and/or use(s) that are approved for this application. This failure may also require that I return the property to its natural state or as closely thereto before the use(s) was/were approved.
- 10. I understand that failure to follow these requirements will lead to Violation Notices and Citations that have fines and penalties. This in turn can lead to civil proceedings in District and/or Superior Court.
- 11. I understand that all state and federal permits are my responsibility as the applicant and/or owner and will secure the same prior to the start of the project.

8.15.19

Applicant's Signature(s)

Date

#### Submission CHECKLIST

The <u>following list is a short summary</u> of the information required in Chapter 509.8 of the Comprehensive Land Use Code for the Town of Poland, Maine. Please checkmark or place an "X" in the left-hand columns if the information has been provided, if you request a waiver from submitting the information, or you believe the information is not applicable to your application. If a waiver(s) is requested, or the information is not applicable, a written explanation is required. Columns on the right are for the Planning Board's use.

Provided	Applicant I Waiver		C	Fc	or Plan	ning Board	d Use
Provided		Not Applicable		Received	On File	Waived	Not Applicabl
1			1. Site Plan Drawings		1 110		Applicabl
Ϋ́			2. Signed copy of application				
X			3.a. Name & address of owner				
X			Name of development		10.0000.000		
×			Name & address of abutters within 500, of lot for development				
×			Map of general location				
×			Show all considerate properties				
×			Names, Map. & lot 45 on drawings				
×			Copy of deeds, agreements				
		X	Engineer/ designer of places				
			Existing Conditions (Site Plan)				
×			Zoning Districts on and/or abuilling projects for shown				
×			Bearings & Destances shown on drawings				
X			Location of etilities, culverts, chains				
×			Location, name of existing r/v	-			
×			Location, dimensions of existing structures				
×			Location, dimensions of existing roads, walks, parking, loading, etc.				
X			Location of intersection within 200				
		×	Location of open drains, wetlands, wildlife areas, historic sites, etc.				
		X	Direction of surface drainage	-			
		X	100-yr. Eloodplant	-			
×			Sigus				
		X	Lasement, covertions, restorments				
			Proposed Development (Site Plan)				
×			Location & depensions of all new structures. New development defineated from existing development				
×			Setback dimensions shown & met				
×			Exterior lighting (Will meet full 2009) ing increasing	-			
		×	laciaetation devices	-			
		×	Noise of machinery real operation				
		X	Type of odors generated				
X			Septic system and other soils reports				
X			Water supply	-			
×			Raw & finished materials stored outside				1
		X	Contours shown at PB specified intervals				
×			Curbs, sidewalks, drives, fences, icitaining walls, parking, etc.	+			
X			Landscaping plan				
×			Lasements e.g. logar-stretoors				
×			Aballet's project, where there				
			TRAFFIC DATA				

For	Applicant I	Jse		Fc	r Plann	ning Board	d Use
Provided	Waiver Request	Not Applicable	Section 509.8.A Submission requirements	Received	On File	Waived	Not Applicable
		X	Peak hour traffic				
		×	Traffic counts				
		×	Traffic accident data				
		×	Road capacities	1			
	1	×	trattic signs, signals				
			STORMWATER & EROSION	1			
		X	Method for handling stormwater shown				
		×	Flow direction				
		X	Catch basins, dry wells, ditches, etc.				
		x	Engineering Analysis of stormwater				
		×1	Erosion control measures				
		<u>x</u>	Hydrologist groundwater impact				
		X	Utility plans for all utilities	•			
		×	Cross-section profile of roads, walks				
		X	Construction drawings of roads, utilities				
		×	Cost analysis of project and financial capability demonstrated				
		X	Phosphorus control plan if in watershed of a great pond				
	1	×	Submission of waiver requests				
		X	Copies of state, federal applications, permits, &/or licenses required for this project.				
			Condition A				
			Condition B				
			Condition C				
			Condition ().				
			Condition I.				

Planning Board Chair					1	/
					1	
onditions of Approval for Formal Site Review:						
By vote of the Board this application requires a p f yes, public hearing is scheduled for	bublic hearing:	]	at	Yes	AM	No PM
y vote of the Board this application requires an yes, an onsite inspection is scheduled for	on-site inspec	tion: /	at	Yes	AM	No PM
of the review process.						in the initiation

### Town of Poland, Maine PLANNING BOARD AGENDA REQUEST

Date of meeting you are requesting to be scheduled for $/$ Meetings are normally conducted from 7:00 to 10:00 PM in the Municipal Conference Room at the Town Office. Map <u>12</u> Lot <u>22</u> Sub-log <u>A</u>	
Applicant's Name:KyiNMalingMailing Address:123MechanicFallsRdTown, State, Zip:FolandME04274Home Phone:(207)2125578Hours:Any timeWork Phone:(207)2125578Hours:Any time	
Type of application:       Sketch Plan       Site Review       Shoreland       Subdivision       Information         Road location for project:       123-141       Mechanic Falls       Rd       Bland       ME 04274         Zoning:       G1       Lake Watershed:       NO       Nature of         business to be discussed (Brief description)       24' × 60'       OFFICE       Tracker       Sect up, use of         Hawkeye       business vehicles       Parking Lot,       New 20'       Augrment       X ture server	
IMPORTANT - READ CAREFULLY:	y o.o.t He
This Office must receive the original application, plus nino (9) copies, a ligital PDF copy (on either cd or usb), and fees by Friday at 1:00 p.m., eleven (11) days, before the stated meeting to be put on the upcoming agenda.	appropriate
<ul> <li>New business is scheduled on the agenda in the order this office receives this form.</li> <li>If you want your application reviewed for contents prior to the meeting, it must be in this office 14 days before the meeting.</li> <li>Should the Board choose to adjourn before all business is addressed, all remaining business will be tabled until the next available meeting.</li> <li>Unfinished business is conducted before new business is addressed.</li> </ul>	
Applicant's Signature:Date:	
OFFICE USE ONLY: Request Taken ByDate7Lime0.0. p.m.	

Page 8 of 8

Site Review and Shoreland Zoning Review Fees:

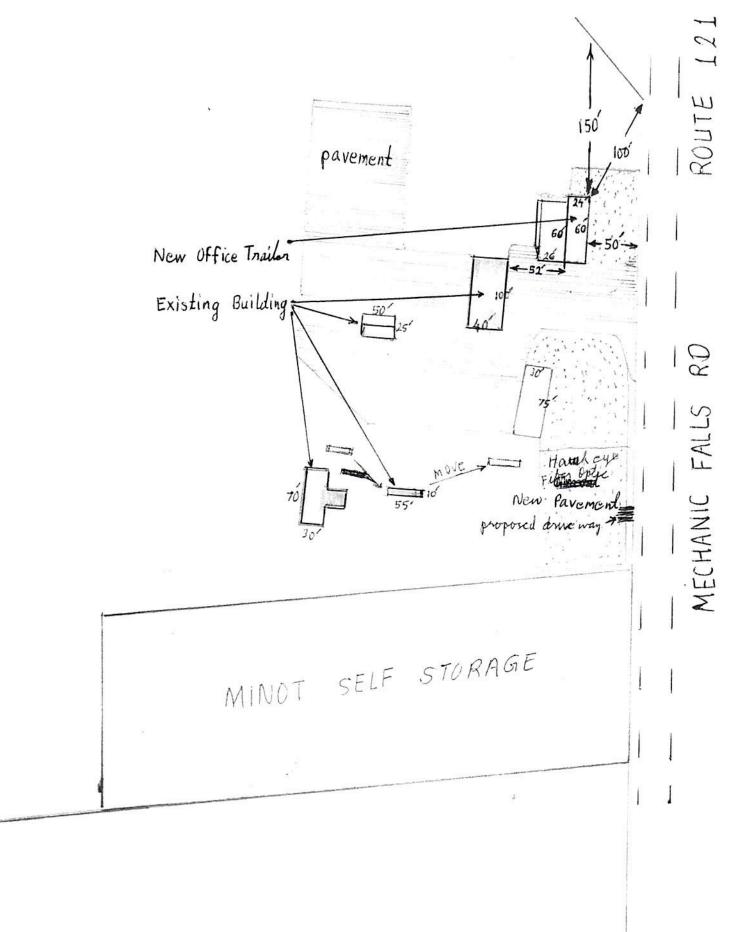
Type of fee	Fee	Units or Comments
Application – sketch plans. Rough design	\$75.00	Each application (no other fees)
Application formal <sup>3</sup>	\$150,00	Lach application + fees below
Approval extension. Planning Board Approval only	\$50.00	One extension only (no other fees)
Escrow 4, minimum amount	\$700.00	When required by Planning Board
Extension of approval	\$100.00	Before approval expires
Auto graveyards, recycle business	\$5.00	Per vehicle storage slot (parking space)
Junkyard, Storage Lots	\$1.50	Per ft <sup>2</sup> of outside storage
Residential Towers	\$20.00 + \$5.00 per \$1,000.00	Based on Cost of Work
Commercial Towers	\$20.00 + \$10.00 per \$1,000.00	Based on Cost of Work
Notifications	\$.75	Each Notification, First Class Mail sent by Town

 Building and Structures may include up to five times the footprint area of the building for grounds improvements, exclusive of the building footprint, as part of the building review fee.

2. <u>Building and Grounds Improvement Fees</u>. The sum of these two fees may be limited to \$2,500.00 per application at the discretion of the Planning Board (Unikyards, auto graveyards, recycling business, and towers excluded.

3. <u>Reduced Fees</u>: The Planning Board may, upon application therefore, allow a reduced total site review fees to \$50.00 in any case which it determines that the work for which the permit is sought will be performed within the Shoreland Zone. The project shall be intended solely for the purpose of protecting a Great Pond Stream River, or other Natural Resources through the implementation of Conservation, Best Management Practices, or other environmental safeguards. Also, the project shall not result in the enlargement of any building or structure or an intensification of the existing use of the property.

4. <u>Review Escrow Funds</u> may be used by the Town to pay for professional reviews an advice requested by the Planning Board or Code Enforcement Officer inlated to the applicant's proposed development. Review escrow funds deposited by the applicant not spent during the course of the Town's review shall be returned to the developer within sixty days after the Planning Board's decision on the application is final. If Professional review and advice fees exceed the amount deposited, the developer shall pay the amount outstanding before final approval or any permit is granted.



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## Town of Poland, Maine Planning Board

## Formal Site Plan Review

#### Instructions:

APPLICANT or CONTACT PERSON: Applicant is: Landowner Contractor Renter If landowner, write "Same" below and continue to next block below. If not the landown permission to construct on or use the land, or copy of a contract to buy from the landown	Buyer er, submit a letter of wher, along with the following
information: Name(s):SAm E	
Company	
Mail Address:Main Phone:	
Town/State/ZipAlternate Phone:	
THIS APPLICATION IS FOR:       (Check all that apply)         Commercial       Image: Check all that apply	
Industrial Change In Use	
Institutional Dise	
Governmental Expansion of Structure(s)	
Open Space Resumption of Use	
EXISTING LOT CONDITIONS: (This page is to describe what is on your lot currently) 1. <u>General</u> Does this lot have any development? (If No, go to "Proposed Development")	Yes
No a. Is there an existing Well	Yes
$\Delta No$	5
b. Is there an existing Septic System	Yes
<ul> <li>i) If yes, submit a copy of a septic permit, or drawing(s) showing size &amp; location.</li> <li>c. Is there an existing Road Entry</li> </ul>	Yes
No i) If yes, will there be any changes/modifications?	Yes
<ul> <li>No</li> <li>(If no, submit copy of appropriate road entry application if entrance is onto a st</li> </ul>	ate or town road.)
d. Any structures to be removed	165
i) If yes, submit information about the structure to be removed and how any deb	ris will be disposed of.
2. Existing Land Development & Improvements NOT Including Buildings	
a. Size of lawns	Sq. Ft.
or Acres	Sq. Ft.
b. Size of fields	0q.1.4
or Acres	600Sq. Ft.
c. Size of driveways/roads	Sq. Ft.
<ul> <li>d. Size of other non-vegetated areas</li> <li>e. Wetlands already filled</li> </ul>	Sq. Ft.
e. Wetlands already filled 3. Existing Main Structure	11-0
a Ground Footprint	<u>470</u> Sq. Ft.
<ul> <li>Total Gross Floor Space (exterior dimensions of all floors)</li> </ul>	NA-Sq. Ft.
c. Road Frontage Setback	<u> </u>

Page 2 of 8

4. 5. 6.	<ul> <li>d. Side Setback</li> <li>e. Rear Setback</li> <li>f. Distance to Great Pond</li> <li>g. Distance to Stream</li> <li>h. Distance to Wetlands</li> <li>Foundation Type</li> <li>Full Basement</li> <li>Frost Walls</li> </ul> Existing Accessory Structure(s) <ul> <li>a. Total Number of Structures</li> <li>b. Total Ground Footprint</li> <li>c. Total Floor Space</li> <li>d. Closest Rear Setback</li> <li>e. Closest Rear Setback</li> <li>g. Distance to Great Pond</li> <li>Mot applicable (over 250')</li> <li>Not applicable (over 250')</li> <li>A. Total Number of Structures</li> <li>b. Total Ground Footprint</li> <li>c. Total Floor Space</li> <li>d. Closest Rear Setback</li> <li>g. Distance to Great Pond</li> <li>Mot applicable (over 250')</li> <li>Not applicable (over 250')</li> <li>Not applicable (over 250')</li> </ul>		
1000	OPOSED DEVELOPMENT:	Ø	Sq. Ft.
1.	Wetlands to be impacted New footprint(s) and developed area(s):		0q.1 a
2.	a. Changes in building footprint(s)	ø	Sq. Ft.
	b. Changes in driveway/roadway	Ø	Sq. Ft.
	<ul> <li>c. Changes in patios, walkways, etc.</li> </ul>	Ø	Sq. Ft. Sq. Ft.
2	d. TOTAL (2a+2b+2c)	- Par-	Sq. rt.
3.	Percentage of lot covered by impervious surfaces: a. (Equals [areas on line 6 page 2 + line 2d above] / [Total lot area measured in sq. 1	ft.] * 100%)	

SUBMISSIONS:

Attach drawings and/or statements describing the following items, if applicable: 1.

- a. Provide a copy of deed and Tax Assessor's information card.
- b. Provide a map of the general area showing land features within at least 1/2 mile of this lot.
- c. Provide site plan(s) of your lot with existing development and its dimensions shown.
- d. Provide site plan(s) of your lot with proposed development and its dimensions shown.
- i. (May be combined on existing development drawing.)
  e. Provide detailed plans of proposed structural development and changes.
- f. Provide statements or drawings of methods of infrastructure:
  - Water supply i.
  - Sewage disposal ii.
  - Fire protection iii.
  - Electricity iv.
  - Solid waste disposal ٧.
- g. Type, size, and location of signs.
- h. Number of parking spaces.
- i. Provide phosphorus loading calculation if in a great pond watershed area.
- j. Anticipated date for start of construction.
- k. Anticipated date for completion of construction.
- 1. Standard submissions requirements shall follow Section 509.8 of the Comprehensive Land Use Code. Copies of the Code are available for viewing at the Town Office and Library. Copies are available for purchase (\$25.00) in the Code Enforcement Office.
  - (Use checklist starting on page 6 for summary of usual requirements.) i.
- m. Other requirements unique to your project added by the Planning Board.

- 2. List all state and federal approvals, permits, and licenses required, if any, for the project: This includes but is not limited to the following:
  - 1. State highway entrance permit.
  - Soil disturbances involving more than one acre.
  - 3. Impact on more than 4,300 square feet of any type wetland.
  - 4. Soil disturbances within 100 feet of lakes, rivers or streams.
  - 5. Activity within 75 feet, over the water, or in the water of lakes, rivers, or streams.
  - 6. Timber harvesting.
  - 7. Flood zones.
  - 8. Discharges and emissions

#### DISCLOSURE: (READ BEFORE SIGNING)

- I hereby acknowledge that I have read this application and pertinent sections of the ordinances, and state that the information in this document is to the best of my knowledge true and accurate. I agree to comply with all the Town of Poland's ordinances and the State of Maine's statutes regulating the activities sought in this application as well as any permit(s) approved for this application.
- 2. I understand that all construction of structures shall conform to or exceed the minimum requirements of the Maine Uniform Building and Energy Code, and the NFPA-101 Life Safety Code, 2009
- 3. I understand that any approval is valid for only the use(s) as specified in this application. The permitting authority must approve any change(s) made to the use(s) sought in the application. Any approval issued for this application is approved on the basis of truthful information provided by the applicant(s), and as allowed by the ordinances of the town.
- 4. I understand that it is my responsibility to assure that the lot description herein accurately describes its ownership, its boundary lines, and the setback measurements from the legal boundary lines.
- 5. I understand that I have the burden of proof as to the legal right to use the property, and that approval of this application in no way relieves me of this burden. Any approval issued does not constitute a resolution in favor of me or the landowner in any matters regarding the property boundaries, ownership, or similar titles.
- I understand that all necessary Building and Use Permits shall be secured from the Code Enforcement Office after the Planning Board grants approval of this application.
- 7. I understand that a Certificate of Occupancy or Compliance shall be required prior to the start of any use or occupancy associated with this application unless a signed written waiver is issued with the permit. Fines and penalties may be issued if use or occupancy is started prior to the issuance of the certificate.
- 8. I understand that the approval becomes invalid if construction or use has not commenced within twelve (12) months of the Planning Board's approval date, construction is suspended for more than six (6) months and no notice for just cause is submitted prior to the end of the six (6) months, or it is found that false statements have been furnished in this application.
- 9. I understand that if I fail to comply with the aforementioned statements, a "STOP WORK" order may be issued for which I will immediately halt any construction and/or use(s) that are approved for this application. This failure may also require that I return the property to its natural state or as closely thereto before the use(s) was/were approved.
- I understand that failure to follow these requirements will lead to Violation Notices and Citations that have fines and penalties. This in turn can lead to civil proceedings in District and/or Superior Court.
- 11. I understand that all state and federal permits are my responsibility as the applicant and/or owner and will secure the same prior to the start of the project.

. Lapre Ma Il Date Applicant's Signature(s)

#### Submission CHECKLIST

The <u>following list is a short summary</u> of the information required in Chapter 509.8 of the Comprehensive Land Use Code for the Town of Poland, Maine. Please checkmark or place an "X" in the left-hand columns if the information has been provided, if you request a waiver from submitting the information, or you believe the information is not applicable to your application. If a waiver(s) is requested, or the information is not applicable, a written explanation is required. Columns on the right are for the Planning Board's use.

For	Applicant L	Jse		For Planning Board Use				
Provided	Waiver	Not Applicable	Section 509.8.A Submission requirements	Received	On File	Waived	Not Applicable	
Х			1. Site Plan Drawings					
X	1		2. Signed copy of application					
X	1		3.a. Name & address of owner					
X			Name of development					
x			Name & address of abutters within 500' of lot for development					
X			Map of general location					
X			Show all contiguous properties					
X			Names, Map, & lot #'s on drawings					
x	1		Copy of deeds, agreements					
x			Engineer/ designer of plans					
X			Existing Conditions (Site Plan)					
x			Zoning Districts on and/or abutting project's lot shown					
X			Bearings & Distances shown on drawings					
 V			Location of utilities, culverts, drains					
<u>X</u>			Location, name of existing r/w		1			
X X			Location, dimensions of existing structures					
X			Location, dimensions of existing roads, walks, parking, loading, etc.					
X			Location of intersection within 200'					
^		X	Location of open drains, wetlands, wildlife areas, historic sites, etc.					
X			Direction of surface drainage					
X			100-yr. Floodplain					
X	+	1	Signs					
	1	X	Easement, covenants, restrictions					
			Proposed Development (Site Plan)					
x	1		Location & dimensions of all new structures. New development delineated from existing development					
X	1		Setback dimensions shown & met					
X			Exterior lighting (Will meet full cutoff requirements)				L	
		X	Incineration devices					
	1	X	Noise of machinery and operations					
		X	Type of odors generated					
X			Septic system and other soils reports					
Y	1		Water supply	_				
X		X	Raw & finished materials stored outside		-			
Х		1	Contours shown at PB specified intervals					
X		1	Curbs, sidewalks, drives, fences, retaining walls, parking, etc.		-			
X			Landscaping plan		-			
		X	Easements, r/w, legal restrictions		-			
X			Abutters' property lines, names		-			
^			TRAFFIC DATA					

Provided	pplicant U	and the second second second		For Planning Board Use				
	Waiver Request	Not Applicable	Section 509.8.A Submission requirements	Received	On File	Waived	Not Applicable	
X			Peak hour traffic					
X			Traffic counts					
x			Traffic accident data					
x			Road capacities					
X			Traffic signs, signals					
			STORMWATER & EROSION					
X			Method for handling stormwater shown					
x			Flow direction					
x			Catch basins, dry wells, ditches, etc.					
X			Engineering Analysis of stormwater					
X			Erosion control measures			-		
		Х	Hydrologist groundwater impact					
X			Utility plans for all utilities					
~			Cross-section profile of roads, walks					
X			Construction drawings of roads, utilities					
X			Cost analysis of project and financial capability demonstrated			1. 1. 1.		
X			Phosphorus control plan if in watershed of a great pond					
		X	Submission of waiver requests					
X		^	Copies of state, federal applications, permits, &/or licenses required for this project.					
			Condition A.					
			Condition B.					
			Condition C.					
			Condition D.					
			Condition E.					

This application was first looked at by the Planning Board on 7 P4/18 but does not create vested rights in the initiation of the review process.

By vote of the Board this application requires an on-site inspection:			at	Yes	AM	No No
If yes, an onsite inspection is scheduled for			al	· · · · · ·	/···	
By vote of the Board this application requires a pu If yes, public hearing is scheduled for	blic hearing:	1	_at	Yes :	AM	No PM
Conditions of Approval for Formal Site Review:						
					/	1
Planning Board Chair	nilaterater territi Provencia. — — —				Date	

#### Site Review and Shoreland Zoning Review Fees:

Type of fee	Fee	Units or Comments
Application – sketch plans, Rough design	\$75.00	Each application (no other fees)
Application – formal <sup>3</sup>	\$150.00	Each application + fees below
Approval extension, Planning Board Approval only	\$50.00	One extension only (no other fees)
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1. B<u>uilding and Structures may include up to five</u> times the footprint area of the building for grounds improvements, exclusive of the building footprint, as part of the building review fee.

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#### Town of Poland, Maine PLANNING BOARD AGENDA REQUEST

Date of meeting you are requesting to be scheduled for:       1       1       1       1       9       Meetings are normally conducted from 7:00 to 10:00 PM in the Municipal Conference Room at the Town Office         Map       9       Lot       1       9       Sub-lot	
Applicant's Name: <u>Deben Lapee Anna Lapee</u> Mailing Address: <u>212 Judith Steeet</u> Town, State, Zip: <u>Nape May, NT 08204</u> Cell Home Phone: <u>732-921-0266</u> Work Phone: <u>732-585-6419</u> Hours:	
Type of application:       Sketch Plan       Site Review       Shoreland       Subdivision         Road location for project: $Mathine ST$ $RT \rightarrow 6$	_Informational
Zoning: Lake Watershed: Lower Range Pord business to be discussed (Brief description): 5torage of Boats outs; Je	_Nature of

#### **IMPORTANT - READ CAREFULLY:**

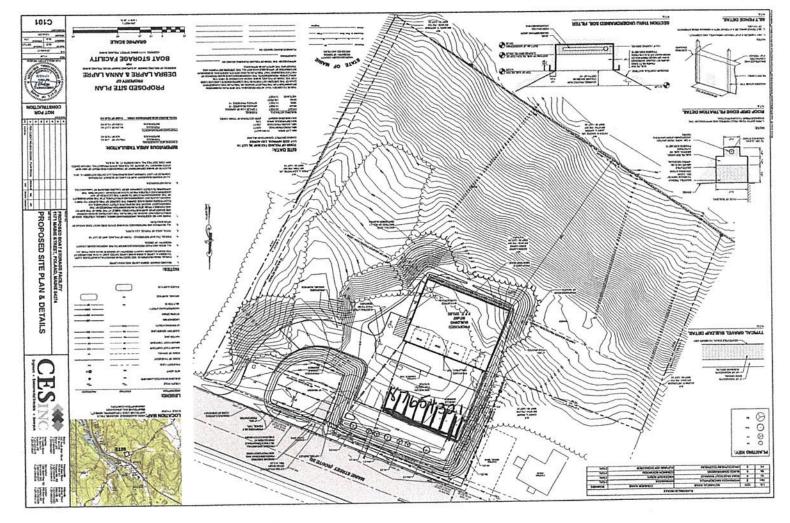
This Office must receive the original application, plus nine (9) copies, a digital PDF copy (on either cd or usb), and appropriate fees by Friday at 1:00 p.m., eleven (11) days before the stated meeting to be put on the upcoming agenda.

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- Should the Board choose to adjourn before all business is addressed, all remaining business will be tabled until the next available meeting.
- Unfinished business is conducted before new business is addressed.

Applicant's Signature:	Dell	A
··· · · -		,

9 127 1 19 Date:

OFFICE USE ONLY:		2. 2.			
Request Taken By:	_Date:		Time:	 _a.m.	p.m.



8 boats