

2018 September 19 Town of Montville Maine Planning Board Minutes

Meeting commenced at 7:00 P.M.

Members present: Peter Kassen, Greg McDaniel, John Twomey, Andrew Marshall, Karin Look, Cathy Roberts, Bob Delio, Charles Fletcher & Bernice Nadler. C.E.O., Bob Temple. Town Clerk, Hannah Hatfield. Public present: Arlene Hadley, Bob LeRoy, Fran Gonzalez - reporter for Village Soup, George Look, Bonnie Hrichak, Kate Campbell, Monique Kady, Stuart Loten, Timothy Lunn, Terry Fischer, Kimba Cseh, Margo Hayes, Randy Hayes, Sandy George, Jason Glick, Linda Dart & Rachel Spätzl Bidstrup. Selectman, Bob Price. Attorney for Camp NEOFA, Scott Gurney.

Motion to approve April's minutes. Seconded and passed unanimously.

Kimba Cseh spoke about her plans to re-open the 10-4 Diner. The Board agreed that it was a continuation of the previous use and not an expansion of use at this time. Therefore, we unanimously ruled that it is in compliance with Site Plan Review.

Peter Kassen shared a letter that Code Enforcement Officer (C.E.O.) Bob Temple wrote to Mr. Smith, owner of the property on the Stevens Road where a 2500' shooting range has been developed. Bob Temple told him that the Site Plan Review Ordinance was applicable to this project, and that since Mr. Smith has not appealed the CEO's decision, Mr Smith's next options to remediate the situation are to come to the Planning Board to apply for a permit or cease activity on his property. Bob advised the Board that he would be sending a letter to this effect. Members of the community expressed deep concerns about this development. Attorney Scott Gurney, representing Camp NEOFA, shared applicable legal information. This is an ongoing issue that will need further attention.

Maritime Energy is proposing a major development on Route 3. Peter presented the survey plans. A motion was made for a Public Hearing before our next Planning Board meeting on October 10. Seconded and passed unanimously.

Stuart Loten and Tim Lunn spoke to us about the limited road site distances to properties on the New Ireland Road off of the Kingdom Road. There is a serious issue of safety pulling out from this road. The road leading up to the bridge has been officially discontinued. They would like to have the road officially reopened and the rebuilding of the bridge for a safer access. They were advised to take this before the Select Board.

Meeting adjourned at 9:00.

Respectfully submitted by,

Bernice Nadler

October 10, 2018 Planning Board Minutes

Members present: Peter Kassen, Bob Delio, Cathy Roberts, Karin Look, Greg McDaniel, John Twomey, Andrew Marshall and Charles Fletcher. Selectmen, Bob Price. Architect, John Hansen. Maritime Energy President, Susan Page. Sheree Mathieson from Maritime Energy. Sheriff, Jeff Trafton. Public from Montville: Susie O'Keeffe, Bonnie Hrichak, Margo Hayes, Randy Hayes, Mary Thompson, Arlene Hadley, Linwood Mitchell, Sharon Hibbard, Fran Gonzalez (Press), and Bob LeRoy. Public from Liberty: Carrie Peavey (abutter to Maritime Energy), Jack Martin Jr. (abutter to Maritime Energy).

Meeting commenced at 7:00.

Peter addressed the issue of the rumor about a town gun ordinance to ban the discharge of firearms. The Planning Board of late has chosen not to write ordinances and no such ordinance is in the works. At the next meeting Montville landowner Arne Smith will be present for a pre-application hearing for the Site Plan Review Ordinance in regards to his shooting range.

Motion to adjourn meeting for Public Hearing seconded and passed unanimously.

Susan Page, Maritime Energy president, addressed everyone about the history of Maritime Energy and their plans for their Route 3 property. Initial plans to add-on to existing building were changed to construct a new building. John Hansen reviewed the plan for those present.

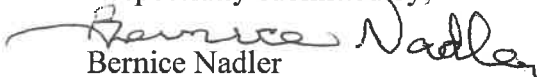
Motion to adjourn public hearing and re-open meeting was seconded and passed unanimously.

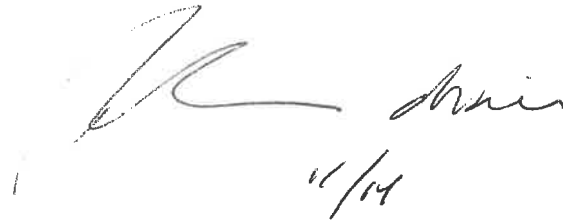
A thorough review of Maritime's application for Site Plan Review Ordinance (SPRO). Motion for a waiver of item 4) M seconded and passed. This is in regards to copies of state approvals and permits, as a state fire marshal construction permit *will* be obtained. Affirmative findings demonstrate that they are in compliance with the SPRO. Motion to approve was seconded and passed unanimously.

Bob Temple updated us on the situation with the owner of the property with the shooting range. The land owner has until October 28 to submit an application for a SPRO.

Motion to approve September minutes seconded and passed unanimously.
Meeting adjourned at 8:50 P.M.

Respectfully submitted by,


Bernice Nadler


11/14

Planning Board Meeting

November 14, 2018

Board members present: Peter Kassen, Bob Delio, Karin Look, Bernice Nadler, Cathy Roberts, Andrew Marshall, John Twomey. Code Enforcement Officer, Bob Temple. Reporter, Fran Gonzalez (who recorded the meeting). Sheriff, Jeff Trafton. Attorneys Peter Drum, and Scott Gurney. Public members present: April Kirby, Olivia Kirby, Arne Smith, Adrienne Hofman, Margot Hayes, Randy Hayes, Terry Fisher, Bob Price, Jack Martin, Bonnie Hrichak, Carol Visser, Glenn Visser, George Biagiotti, Kimberly Biagiotti, Dwayne Keller, Daniel Masessa, Mary Thompson, Arlene Hadley, Bob LeRoy, Jack Martin Jr.

Meeting began at 7:00 P.M.

Motion to approve October minutes seconded and passed unanimously.

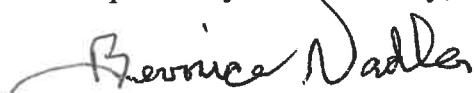
April Kirby attended to present their plans to sell part of one of the lots in their subdivision on the North Ridge Road to an abutter. The Board agreed that this sale is in compliance with the Subdivision Ordinance. A motion was made confirming this conclusion. It was seconded and passed unanimously.

The Board conducted a pre-application hearing under Site Plan Review for Arne Smith's property on Stevens Pond Road. Peter Drum, the attorney for Arne Smith, addressed the issue of the shooting range on Smith's property in regards to the Site Plan Review Ordinance. Members of the public had an opportunity to comment. The Board asked the CEO to get a bid on services from a sound engineer to present at the next meeting to test noise levels at the site. The Board agreed to meet at Smith's property on Monday November 19 to witness his shooting and see the layout of his shooting range.

Next meeting scheduled for Wednesday December 12, when the Board will continue the pre-application hearing.

Meeting adjourned at 8:50 P.M.

Respectfully submitted by,


Bernice Nadler


12/12/18

Planning Board Meeting
12/12/18

Board members present: Peter Kassen, John Twomey, Karin Look, Bernice Nadler, Cathy Roberts, Bob Delio, Charles Fletcher, Andrew Marshall, Dwayne Keller, Tom Hrichak, Greg McDaniel, Fran Gonzalez (reporter), Peter Drum and Scott Gurney (attorneys), Tom ?, Hannah Hatfield, Bob LeRoy, George Bragiotts, Daniel Masessa, Arne Smith, Adrienne Hofmann, Donna Southworth, Kurt D F, Bob Price, (Selectman), Bob Temple (Code Enforcement Officer).

Meeting commenced at 7 P.M.

Motion to approve November minutes seconded and passed unanimously.

Continued pre-application hearing of shooting range on Arne Smith's property and whether or not the Site Plan Review Ordinance (SPRO) even applied to this project. The applicant's attorney feels that it doesn't apply. The board feels that they need their own attorney for this matter.

Motion made to find that the SPRO does not apply in this case. Seconded. 3 for motion and 4 opposed. Motion not passed.

Motion made to make a request to Select Board for funds for legal counsel and seconded. Motion passed 4 to 2.

Meeting adjourned at 8:41.

Respectfully submitted by,

Bernice Nadler

Planning Board Meeting Minutes
January 10, 2019

Board members present: Peter Kassen, Charles Fletcher, Cathy Roberts, Karin Look, Bernice Nadler, Bob Delio, John Twomey. Fran Gonzalez (recording meeting for the press), Attorneys Peter Drum and Scott Gurney. Sheriff Darrin Moody. Members of public present: Arne Smith, Adrienne Hofmann, George Biagiotti, Kurt Southworth, Duane Southworth, Dan Masessa, Hannah Hatfield, Bob Price, Bob LeRoy, Terry Fischer, Dwayne Keller.

Meeting commenced at 7:00 P.M.

Motion to accept December minutes. Seconded and passed unanimously.

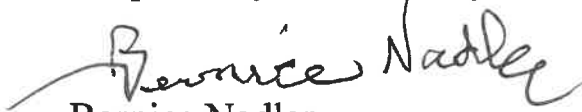
Continued discussion regarding the shooting range on Arne Smith's property. Prior to this meeting, the board sought independent legal counsel for an opinion as to whether or not the Site Plan Review Ordinance (SPRO) applied to this matter. The outside counsel's opinion was that the SPRO did not apply since it was not a commercial operation.


Motion is made that the SPRO does not apply in this case. Motion seconded and passed unanimously.

Camp NEOFFA's attorney, Scott Gurney claims the status of aggrieved party. Abutter Theresa Fisher also made a statement as an aggrieved party. Additional statements were made by Board members and other attendees.

Meeting adjourned at 7:43 P.M.

Respectfully submitted by,


Bernice Nadler


Peter Drum
2/20/19