

**Parsonsfield Planning Board Meeting
Tuesday, September 15, 2015
Minutes**

Planning Board Members in Attendance:

Thelma LaVoie
John Wagner
Carl Nance
Tiffany Brendt (arrived late)

CEO David Bower in Attendance

Also in attendance:

Bonnie Engroff, John Engroff, John Thibodeau, Linda Corbin

The meeting was called to order by Chairperson Lavoie at 7:05.

Meeting Minutes Approved

The minutes from the August 18 Public Hearing were reviewed. Mr. Wagner motioned to approve and Mr. Nance seconded the motion. The minutes were unanimously approved.

Minutes from the August 18 Planning Board meeting were reviewed. (CEO Bower noted the correct spelling of Howes, and Chairperson Lavoie confirmed that Sara Nugent's child care center required state approval before going forward.) Mr. Wagner motioned to approve the minutes, and Mr. Nance seconded. The minutes were unanimously approved.

Site Plan Reviews

1. Bonnie Engroff, 21 Elm Street, Sugar-N-Spice Bakery

Ms. Engroff has recently relocated from northern Maine, where she operated a bakery. She would like to open a similar business at her new location at 21 Elm Street (formerly a train store), and shared a generous sampling of her cookies with the meeting attendees.

Discussion: The bakery will not have seating and Ms. Engroff states there is room for 3 customer parking spaces of about 10 feet wide each. Ms. Engroff has applied for a license from the State of Maine Department of Agriculture and is awaiting approval.

Mr. Bower had concerns about the septic system and is waiting to hear back from the State of Maine Plumbing Inspector. The Saco River Commission had no concerns about the business.

Chairperson Lavoie motioned to approve the bakery, once regulatory conditions are met. The motion was seconded by Mr. Nance. The bakery was approved unanimously.

2. John Thibodeau, 85 Shore Acres Road

Mr. Thibodeau’s proposal is for a mudroom in the entry and a sun room off the back of the house. (He may not go through with the sun room, but included it for approval in his SPR.)

Discussion: CEO Bower doesn’t see any problems with the SPR.

Mr. Wagner made a motion to approve and was seconded by Chairperson Lavoie. The SPR was unanimously approved with the following exhibits waived: “E”, “G”, “H”, “I” and “S”, as they are not applicable.

Other Business

Letter from Nick Smith dated August 24, 2015

The board members who were present (Ms. Lavoie, Mr. Wagner and Mr. Nance as alternate) discussed the letter from Nick Smith, who is requesting to utilize 2 products to enhance his hay fields. Included was a letter from Carla Hopkins from the State of Maine DEP stating that no site-specific licenses are required for the utilization of short paper fiber (SPF) from Cascades Auburn Fiber.

Ms. Hopkins letter went on to say that there was not enough specific information about the wood ash product in Mr. Smith’s proposal for the EPA to ascertain approval with certainty.

CEO Bower stated the representative from Casella had reviewed the sludge ordinance and concluded that it would need to be changed before allowing utilization of the products.

Mr. Wagner stated since there was no site specific license for the Cascades Auburn Fiber product, he was in favor of approving Mr. Smith’s request. Chairperson Lavoie and Mr. Nance agreed and gave the task of writing the letter to administrative assistant Judy Saiki.

Linda Corbin, 1641 North Road Development

Ms. Corbin is in the planning stages of putting in manufactured homes on 5.5 acre lot on North Road. The original house and barn were razed in 2012, and currently there is a mobile home with a driveway on the property. Ms. Corbin would like to turn the driveway into a cul-de-sac and eventually install 5 mobile homes.

There was discussion about requirements that need to be met for the project including: power, septic, application for subdivision, and water for fire suppression. CEO Bower provided Ms. Corbin with a subdivision plan and will print out an updated Land Use Development Ordinance for the Board Members.

Meeting was adjourned at 8:30.

Approved

Date

DRAFT