

Planning Board Meeting Minutes

8/11/2022

Attendance: Jo Pierce (Chairman), Matt Fricker, Don Sharp, Tracy Grisez, David Strock

Jo Pierce called the meeting to order at 7:00 pm:

New Business:

The applicant, Jermaine Faulk, of 254 Sand Pond Road, appeared before the Planning Board with Elizabeth Beane, requesting that the Planning Board grant a Conditional Use Permit (CUP) for a 6.3-C Kennel business to be located on their two acre lot to raise French Bull Dogs. Currently they have 14 Pit Bull Dogs that are maintained in wire cages and 6 French Bull Dogs that are maintained in the residence. The Pit Bull Dogs are family enjoyment. The French Bull Dogs are to be bred and sold as Fancy Frenchies. Currently one to two litters of French Bull Dogs are bred per year. A roof system will be constructed over the exterior kennels located on a concrete slab for sanitation.

A number of residents that live on Wentworth Road and the neighborhood were in attendance at the Planning Board meeting and voiced objections to dog barking and dogs running loose. Matt suggested that vibrating collars could help reduce the noise and the applicant should become familiar with the Section 10.7 of the Baldwin Land Use Ordinance for CUP requirements, and that license from the State to operate a kennel and a license from the Town for 10 dogs will be required. Matt said that he will email Section a copy of 10.7.

After this there was discussion about constructing solid walls around the kennels. Jermaine said that he would construct three solid walls around the perimeter of the kennel leaving the fourth side open to the rear of the property and rock outcropping.

Joe said that before an application for a CUP is accepted by the Planning Board all information required by the application must be submitted, including a copy of a deed for the property. After the PB finds the application to be complete the PB will put a notice for a site walk and notice for a public hearing in the Shoppers Guide,

Minutes of 7/28/2022 were unanimously approved.

There was no other old or new business.

Meeting was adjourned at 7:55 pm.

