

Dresden Planning Board
P. O. Box 30
Dresden, Maine 04342
Meeting minutes of December 19, 2017

Present - Jeff Pierce, Stacy Barnes, Linda Biden, Misty Parker, Russell Peckham and Dan Hanley.

Ken Stewart, jr. were absent.

Others present – Roger Bintliff (applicant), Carl Olson (surveyor & developer), Ann & Allen Bever, Nancy & Albert Poisson (abutters), Olivia Barnes (resident), Maia Zewert (LC news), Jason Pafundi (KJ news) and Shari Lilly (recording secretary).

Jeff opened the meeting at 6:30 p.m. beginning with the Pledge of Allegiance.

Item #1 - Review minutes of December 05, 2017 - Dan motioned to accept; Stacy seconded. Motion carried by show of hands from those members present.

Item #2 – Public Hearing/Application Review – Sommelier Holdings LLC/Roger Bintliff – Proposed Smelt Camp Business – 739 River Road – Map R-11, Lot 42.A – Mr. Bintliff began by saying that because of people that had talked to him about the enjoyment they had at the former smelt camps there and seeing the amount of business at other operations he thought this is something he wanted to do. He is now retired and is looking forward to this. He has provided a adjusted plot plan map as requested after the site walk held on Dec. 17. Mrs. Bever asked to be able to see the map with the boundaries. Jeff said it would be available and on file at the town office, so she can look it over anytime.

Jeff asked the Board members if they had any questions. Linda said that as we were leaving the site walk, she has concerns about the driveway entrance as it appears to be a little tricky getting onto the road and wonders if DEP would need to be involved. Jeff said no as it is an existing driveway, but if she would like Jeff to, he can ask the town Road Commissioner to check it out. Linda said, not in that case, she was mainly just curious.

Jeff then opened the Public Hearing at 6:40 p.m. by first asking if anyone wanted to speak FOR the project. Hearing none, he then asked if anyone wanted to speak AGAINST the project. Mrs. Bever asked about the No Trespassing Sign – does he have to remove it? Jeff said no, he could put 'By Permission Only'. Mr. Bever said he thinks it could be an issue. Plus his business is behind a fence so it will be misleading to the public if he doesn't have his business properly signed and visible. And they don't want people using their property as a turnaround, etc. Jeff said he appreciates their concerns and it is well noted for all.

Jeff then asked if anyone wanted to speak either FOR or AGAINST the project. Hearing none, the public hearing was closed at 6:43 p.m.

The Application Review process was then done after which, Jeff asked the Board if they had any other questions or concerns. Russell said his biggest issue is still his concern about the trash. The wind blows quite heavily on the river and he doesn't want to hear/see that trash is being blown all over the place. He wants to be sure the owners are held accountable, no matter what time of year, and he doesn't want to see it become a problem in the future.

Dan asked if he has a place for storage of the camps. Mr. Bintliff replied that they would be in the parking area during the off-season. He also showed the area on the design map. Jeff

noted that the map doesn't indicate the storage of the camps, but Mr. Olson said it is listed under #4 of the design description. Jeff then reminded all that we do have three (3) standard conditions of our ordinances that are always applied to each permit. He said that as Mr. Bever & Russell having concerns about the trash, there needs to be some way to control it. Perhaps anchor down some trash cans with a bungee on the top. Mr. Bintliff said he would like to find a way to connect them to the camps.

Mr. Bever said they have access to the river from their property and have had people come up through there and he doesn't want that to happen, so Mr. Bintliff should post that area as being private property. Jeff said that he agrees that Mr. Bintliff will need to be respectful of the neighboring properties. Mr. Bintliff said he will take down the No Trespassing sign and put up a visible business sign that would be permissible under the town ordinances. He agreed with Jeff in noting that we cannot advocate trespassing onto the property of others.

Dan said if he takes his camps off either due to the season end in March or if the ice is not the proper thickness for safety, he should put a CLOSED sign up for the public to be aware of the business status. Jeff noted that Mr. Bintliff has a number of licenses from DMR (Department of Marine Resources). Russel noted that he doesn't have anything in here as far as snowmobile access. Mr. Bintliff will not be having snowmobiles, only he will have the Argo 6 x 6 to transport people and/or gear, etc. This is built so it can go into water if anything happens.

With no further discussion, Jeff then asked for all those in favor of accepting this project (Minor). All members approved the project by a show of hands of those present (6 – 0 – 1 absence). The Board will sign his Mylar and, along with the CUP, the paperwork will be at the town office for Thursday.

Item #3 – Old Business – a.) *Calista's Vista Update* – Jeff said that nothing has happened. We will be waiting to get further info from the attorney who is trying to dissolve it up to the road. We may have it done by March or April.

b.) William Longley (representing James Davis subdivision). Still tabled until Jan. (16?).

Item #4 – New Business – None.

Item #5 - Other Business – Jeff has talked to the CEO in regard to a home on the left just south of the Indian Road/River Road intersection being occupied and doesn't look as though it meets our ordinances in regard to living area (500 sq. ft.). Stacy asked if it has some type of bathroom and was told that it does, but doesn't think it's the kind that you are required. Jeff had asked the CEO how and why the owner got permits. The CEO said they are living in a camper, but Jeff said they can only do that for 6 months and the camper has been gone for at least a couple of months now. He also noticed smoke coming out of the chimney indicating someone is living in there. He has asked the CEO to check into this.

At this time, the members checked over the mylar plans for Mr. Bintliff and all members present signed the paper.

Item #6 - Adjournment – Linda motioned, Misty seconded. Adjourned at 7:01 p.m.

Respectfully submitted,