

**Town of Belgrade
Planning Board
June 3, 2021 / 6 p.m.**

This meeting was conducted online. A recording of the meeting can be viewed at;

<https://www.youtube.com/watch?v=5ZvD3KvTTw4>

MINUTES

Call to Order at 6:05 pm by Peter Rushton, Chairman

Present: Planning Board Members George Seel, Peter Rushton, Rich Baker, Craig Alexander, Sara Languet, Gary Fuller CEO, Planning Board Secretary Julie Morrison, Jeff Allen, Tyler Evans, John Veilleux, Steve Buchsbaum, Nate Veilleux

3. OLD BUSINESS

A. SUBDIVISION APPLICATION –

Applicants/Owners: Tyler Evans / Evans Development LLC

Location: Dunn Road, Map 6 Lot 16B

Purpose: Cedar Mill Ridge: 10+/- lot subdivision reviewed by PB on 10/01/2020.

Applicant requested an onsite visit by the Planning Board members.

Onsite is scheduled for June 22, 2021 @ 5pm.

B. SHORELAND APPLICATION – ** Permit amendment request **

Applicant/Owner: Frederic Rancourt.

Location: 93 Ambrose Cove Road (Messalonskee Lake), Map 47 Lot 2.

Purpose: nonconforming lot and non-conforming structure relocate 10 x 16 shed as previously approved by the PB on April 13, 2021. Move shed from under the power line.

Motion by George to table Rancourt Application until Applicant can attend the meeting and the Board has a quorum. 2nd by Craig – 4-0 Tabled.

1. NEW BUSINESS

A. COMMERCIAL DEVELOPMENT – ** Permit extension request **

Applicants/Owners: Solar Fields / Steve Buchsbaum

Location: 242 Manchester Road, Map 7 Lot 25B

Purpose: 12-month permit extension request. Maine Public Utilities Commission (MPUC) is in the process of reviewing the 2-megawatt alternating current solar array project. The PB approved the project on June 18, 2020.

Applicant requested a 12-month permit extension – motion by Rich Baker to approve the 12-month permit extension, 2nd by Craig Alexander –

Approved 12-month permit extension. George Seel abstained from voting due to appearance of conflict.

B. SHORELAND APPLICATION –

Applicant/Owner: John and Lisa Veilleux

Location: 37 Parkhill Point Road (Great Pond), Map 12 Lot 4.

Purpose: Expansion of nonconforming structure. Construct 24x20 addition with 24x10 porch/screen room to be attached to existing camp.

The findings of facts were completed and voted on. Vote (4-0) to approve with the following conditions: Manage stormwater run-off from new or expanded structure(s) in accordance with Section 15(I) of the Belgrade Shoreland Zoning Ordinance and the Maine Department of Environmental Protection's (DEP) Best Management Practices and Submit the name and certification number of the DEP certified contractor to Code Enforcement Officer prior to the start of construction.

Applicants address to send permit to is PO Box 537, Belgrade Lakes, Maine 04918.

C. SHORELAND APPLICATION – ** Permit amendment request **

Applicant/Owner: Frederic Rancourt.

Location: 93 Ambrose Cove Road (Messalonskee Lake), Map 47 Lot 2.

Purpose: nonconforming lot and non-conforming structure relocate 10 x 16 shed as previously approved by the PB on April 13, 2021. Move shed from under the power line.

Motion by George to table Rancourt Application until Applicant can attend the meeting and the Board has a quorum. 2nd by Craig – 4-0 Tabled.

3. OTHER BUSINESS

A. Consideration of meeting minutes from May 20, 2021.

Edits needed to minutes: 1) include attendance 2) reword "Final Draft" to "complete Draft". Motion to by George to approve the minutes as edited, 2nd by Rich. 5-0 approved minutes as edited.

ADJOURN –

Motion to adjourn by Rich and 2nd by George, 5-0 Adjourned @ 7:30 pm.