

DRAFT Minutes of 2 October 2019 Town of Clifton Maine Planning Board Meeting

The meeting began at approximately 6:00 p.m. in the Town office building. Present were Vice (and Acting) Chairman David Cogdell and Members Bruce Jellison, Julie LaVertue and Vern Campbell. Newly appointed member Bruce Davis was to listen in (but not participate) via video teleconferencing but this did not occur due to technical issues. Prior to the meeting commencing, Silver Maple representatives Michael Carey (SWEB Development Manager) and Paul Fuller (SWEB Consultant) provided their written consent for Bruce to listen in. No other individuals were present.

Following a discussion, David/Vern made a motion to nominate Bruce Jellison as the new Planning Board Chairman to replace Eric Johns who resigned effective 30 September 2019. The subsequent vote was 3/0 with Bruce abstaining.

The Planning Board then conducted the Pledge of Allegiance.

A motion by Vern/Julie to nominate David to continue as Vice Chairman was passed 3/0 with David abstaining.

The Board determined that, since the Draft minutes from the 11 September meeting had not been received, it would defer approving the August, September and October minutes until the November meeting.

A farewell memorandum to the Planning Board from outgoing Chairman Johns was made available. See attached.

Upon a motion by Bruce/Julie, The Board voted 4/0 to defer Comprehensive Plan discussions until the November meeting.

Following various discussions and questions relating to the Silver Maple project, the following was decided/agreed upon:

The Town would send a complete hard copy permit application to sound consultant David Hessler for his analysis. Additionally, SWEB agreed to provide an electronic copy as well.

The Board determined that the time was now appropriate for the Code Enforcement Officer (CEO) to initiate the appropriate notifications as required in Article 6.4.6.2.6 of the Clifton Land Use Ordinance (LUO). David will contact the CEO and ask that the notifications be taken in a "timely" manner.

The Board agreed on the need to conduct one or more discretionary hearings per LUO Article 6.4.6.3.9. Additionally, upon a motion by Julie/Vern, the Board voted 4/0--and SWEB agreed--to extend the deadline for the hearings to 120 days as permitted in the referenced LUO Article.

The Board made the following determinations regarding SWEB's submission of a Comprehensive Impact Statement per LUO Article 6.3.7. Upon a motion by Bruce/Vern and a vote 4/0, the Board determined that Section 1 was complete and accurate. Upon a motion by David/Vern and a vote of 4/0, the Board determined that Section 2 was complete and accurate. The Board also discussed Section 3.

The Board agreed to conduct a workshop on 16 October at 6:00 p.m.

Upon a motion by Vern/Bruce and a vote of 4/0, the meeting was adjourned at approximately 7:32 p.m.