

Blue Hill Planning Board
November 13th 2024 – Meeting Minutes

Location

18 Union Street Blue Hill, Maine

Attendance

Present: Wilson King, Matthew Martin (vice chair), Scott Blanchard, Diana Page, Marcia McKeague, Bryce Emerson (CEO)

Public: Curtis Jaffray, Amy Brubaker, Geoff Bowley, Suzanne Zeliff, Larry Lefkowitz, Tim Dawson, the press

The meeting began at 5:30pm and a quorum was recognized - 5 board members were present

1. **Approval of October 9th minutes**– Matt motioned to approved the minutes of the October 9th meeting. Scott seconded. Approved 4-0-1 abstained.
2. **Public Comment** – Public comment closed at 5:45

New Business:

1. **Third Party Review Choice** – Wilson motioned to accept Stillwater Environmental Engineering, Inc. as the third-party reviewer of the Salt Pond Road Development project. Marcia seconded. Discussion; Applicant Geoff Bowley agrees to pay the total cost of \$2250.00 for the third-party review. Bryce will write an agreement letter to be signed by the applicant. Approved 5-0.
2. **Discussion of Phase II at Pleasant Street Housing Development** – Curtis Jaffray asked the Board if it would be possible to get a condition of approval to proceed with the second part of the project while he waited on his engineers to create the storm water management plan. Currently the project is under the required impervious surface area that would require a stormwater management plan. The Board said that they would not be able to approve Phase II without the stormwater management plan. Curtis informed the Board that if he built 2 more duplexes, he would still be below the square footage that requires the stormwater management plan. The Board advised him to either submit a new application for the 2 additional buildings or amend his current application.

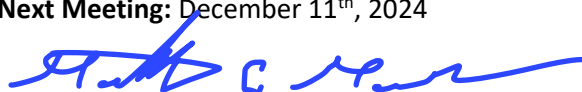
Administrative

1. **General Administration** – Matt attended a training that he thought was very informative and recommend everyone on the Board attend the training when possible. He also informed the Board that everyone is required to be FOAA certified.
2. **Fee Schedule Review** – The Planning Board would like to schedule a meeting with Select Board to review the fee schedule and go over the Planning Boards recommended changes.
3. **Letter of Support** – Wilson signed a letter of support for the potential workforce housing to be developed at the Harborview Apartments. Attached is the signed letter.

Meeting adjourned at 6:30pm.

Next Meeting: December 11th, 2024

Signed: _____



Date: 1-14-25