AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, January 4, 2017, 7:00 pm

1. 7:00: Approval of minutes for the meeting of December 7, 2016.

2. Old Business:

3. Correspondence:

4. New Business:

   Election of officers

5. Adjournment

Next Meeting: TBD

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, February 1, 2017, 7:00 pm

1. 7:00: Approval of minutes for the meeting of January 4, 2016.
2. Old Business:
3. Correspondence:
   a. Quarterly Groundwater Nitrate Testing Results
4. New Business:
   a. Joint meeting with CPC
   b. Election of officers
5. Adjournment
   Next Meeting: TBD

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, March 15, 2017, 7:00 pm

1. 7:00: Update on County proceedings by Timothy Amoroso, Facilities Director, County of York.

2. Approval of minutes for the meeting of February 1, 2017.

3. Old Business:

4. Correspondence:
    a. Request for signatures of Planning Board from the attorney representing buyers of Rail Rd property in regards to subdivision ordinances.

5. New Business:
    a. Update by CEO Jim Allaire concerning MMA's marijuana workshop and possible code changes.
    b. Update by CEO Jim Allaire concerning his meeting with the CPC on March 2, 2017
    c. Possible code changes in response to the Comprehensive Plan's GPSs.

6. Adjournment

Next Meeting: TBD

AGENDA
ALFRED PLANNING BOARD
Special Meeting
Upstairs, Alfred Town Hall, Alfred, Maine
Wednesday, March 22, 2017, 7:00 pm

1. Approval of minutes for the meeting of March 15, 2017.

2. Old Business:
    a. Discussion of Zoning Changes for upcoming June 17, 2017 Town meeting
        i. Recreational Marijuana Moratorium or Ordinance
        ii. Marijuana Care Giver definition
        iii. Implementation of Comprehensive Plan
        iv. Other possible zoning changes

3. Correspondence:

4. New Business:

5. Adjournment

Next Meeting: TBD

AGENDA
ALFRED PLANNING BOARD
Regular Meeting and Review for Completeness
Alfred Town Hall, Alfred, Maine
Wednesday, April 5, 2017, 7:00 pm

1. Approval of minutes for the meeting of March 22, 2017.

2. 7:15 pm: Review of Completeness of a Land Use Permit Application submitted by John Stultz, Map 5, Lot 5-A, required for a used car dealership with office space and a 1 bay vehicle storage space in the Village District.

3. Correspondence:

4. Old Business:

   Continuation of Discussion of Zoning Changes for upcoming June 17, 2017 Town meeting
   - i. Recreational Marijuana Moratorium or Ordinance
   - ii. Marijuana Care Giver definition
   - iii. Implementation of Comprehensive Plan
   - iv. Other possible zoning changes

5. New Business:

6. Adjournment

   Next Meeting: TBD

AGENDA
ALFRED PLANNING BOARD
Special Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, April 12, 2017, 7:00 pm

1. Approval of minutes for the meeting of April 5, 2017.

2. Correspondence:

3. Old Business:

   Continuation of Discussion of Zoning Changes for upcoming June 17, 2017 Town meeting
   - i. Recreational Marijuana Moratorium or Ordinance
   - ii. Marijuana Care Giver definition
   - iii. Implementation of Comprehensive Plan
   - iv. Other possible zoning changes

4. New Business:

5. Adjournment

   Next Meeting: April 19, 2017
   Site walk: 6:00 pm
   Meeting/Hearing 7:00 pm

AGENDA
ALFRED PLANNING BOARD
Site Walk 6:00 pm
Regular Meeting and Public Hearing 7:00 pm
Alfred Town Hall, Alfred, Maine
Wednesday, April 19, 2017

1. 6:00 pm: The Planning Board will walk the site at Map 5, Lot 5-A, property of John Stultz, 40 Brackett Hill Rd, Alfred, ME. The public is invited to join this walk.

2. 7:00 pm: Regular Meeting and Public Hearing

    a. Approval of minutes for the meeting of April 5, 2017 and April 12, 2017

    b. Correspondence:

    c. 7:15 p.m. Public Hearing to review a Land Use Permit Application submitted by John Stultz to operate a used car dealership at 40 Brackett Hill Rd, Alfred, Map 5, lot 5-A, in the Village District.

    d. Old Business:
        i. Continuation of Discussion of Zoning Changes for upcoming June 17, 2017 Town meeting.
        ii. Review and Update Land Use Table

    e. New Business:

    f. Adjournment

    g. Next Meeting: May 3, 2017

AGENDA
ALFRED PLANNING BOARD
Special Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, April 26, 2017, 7:00 pm

1. Correspondence:

2. Old Business:

   Continuation of Discussion of Zoning Changes for upcoming June 17, 2017 Town meeting

   i. Recreational Marijuana Moratorium or Ordinance
   ii. Marijuana Care Giver definition
   iii. Implementation of Comprehensive Plan
   iv. Other possible zoning changes

3. New Business:

4. Adjournment

   Next Meeting: May 3, 2017

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, July 5, 2017, 7:00 pm

7:00 pm: Approval of minutes for the meeting of June 21, 2017.

Correspondence:

Old Business:

- Continuation of Discussion of Zoning Changes
- Continued Review and Updating of the Land Use Table

New Business:

Adjournment

Next Meeting: tbd

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, July 19, 2017, 7:00 pm

7:00 pm: Approval of minutes for the meeting of June 21, 2017.

Correspondence:

Old Business:

- Continuation of Discussion of Zoning Changes
- Continued Review and Updating of the Land Use Table

New Business:

Adjournment

Next Meeting: tbd

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, August 2, 2017, 7:00 pm

7:00 pm: Approval of minutes for the meeting of July 19, 2017.

Correspondence:

Old Business:

- Continuation of Discussion of Zoning Changes
- Continued Review and Updating of the Land Use Table
- Continued review of the Comprehensive Plan's Strategies and Goals assigned to the Planning Board

New Business:

- Discussion of proposed development at Map 5 Lot 25-A, property of James Boldebook, and possible contract zoning.

Adjournment

Next Meeting: tbd

AGENDA
ALFRED PLANNING BOARD
Regular Meeting and Review for Completeness
Alfred Town Hall, Alfred, Maine
Wednesday, August 16, 2017, 7:00 pm

7:00 pm: Approval of minutes from the meeting of August 2, 2017.

Correspondence:

7:10 Review for Completeness for a Land Use Permit Application submitted by Michael Holmes required for building a residential home at 96 Old Falls Pond Rd, Map 1 Lot 3-11-A, in the Resource Protection District.

Old Business:

- Discussion concerning the contract zoning application from James Boldebook for a residential development, "On Shaker Pond".
- Continued review of the Comprehensive Plan's Strategies and Goals assigned to the Planning Board.

New Business:

Adjournment

Next Meeting: tbd

AGENDA
ALFRED PLANNING BOARD
Review for Completeness
Alfred Town Hall, Alfred, Maine
Wednesday, August 23, 2017, 7:00 pm

7:00 Review for Completeness for a Land Use Permit Application submitted by Michael Holmes required for building a residential home at 96 Old Falls Pond Rd, Map 1 Lot 3-11-A, in the Resource Protection District.

Adjournment

Next Meeting: September 6, 2017

AGENDA
ALFRED PLANNING BOARD
Regular Meeting and Public Hearing
Alfred Town Hall, Alfred, Maine
Wednesday, September 6, 2017, 7:00 pm

7:00 pm: Approval of minutes from the meetings of August 2 and August 23, 2017.

Correspondence:

7:15 Public Hearing for a Land Use Permit Application submitted by Michael Holmes required for building a residential home at 96 Old Falls Pond Rd, Map 1 Lot 3-11-A, in the Resource Protection District.

Old Business:

- Resignation of Raymond Blanchette from the Planning Board due to health issues.
- Discussion concerning the contract zoning hearing for James Boldebook's residential development, "On Shaker Pond".
- Continued review of the Comprehensive Plan's Strategies and Goals assigned to the Planning Board.

New Business:

Adjournment

Next Meeting: tbd

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, September 20, 2017, 7:00 pm

1. 7:00 pm: Approval of minutes from the meetings of September 6, 2017

2. Correspondence:

3. Old Business:
    a. Continued review of the Comprehensive Plan's Strategies and Goals assigned to the Planning Board including:
        i. Number of animals per acre
        ii. Possible minimum square footage per residential home
        iii. Size of signs in specific zones.

4. New Business:
    a. Possible PB/ZBA training provided by SMPDC

5. Adjournment

Next Meeting: tbd

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, October 4, 2017, 7:00 pm

1. 7:00 pm: Approval of minutes from the meetings of September 20, 2017

2. Correspondence:

3. Old Business:
    a. Review of the updated Land Use Table
    b. Planning & Land Use books (6) have been approved and ordered.
    c. Topics for discussion for combined PB and ZBA training.

4. New Business:

5. Adjournment

Next Meeting: tbd

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, October 18, 2017, 7:00 pm

1. 7:00 pm: Approval of minutes from the meetings of October 4, 2017

2. Correspondence:

3. Old Business:

   Update to definitions in the Zoning Ordinances
   - Event Venue
   - Animal Daycare Facility
   - Boarding and Breeding Facilities

4. New Business:

5. Adjournment

   Next Meeting: November 1, 2017

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, November 1, 2017, 7:00 pm

1. 7:00 pm: Approval of minutes from the meetings of October 18, 2017

2. Correspondence:

    a. Review of the letter from Kerry Smart, Superintendent of the Alfred Water District concerning water at Keywood Manor.

3. Old Business:

4. New Business:

    a. Sketch Plan meeting with James Boldebook for his "On Shaker Pond" subdivision at 5-25-A, in the Critical Rural Residential District.

5. Adjournment

Next Meeting: November 15, 2017

AGENDA
ALFRED PLANNING BOARD
Regular Meeting
Alfred Town Hall, Alfred, Maine
Wednesday, November 15, 2017, 7:00 pm

1. 7:00 pm: Approval of minutes from the site walk and meeting of November 1, 2017

2. Old Business:
    a. Preliminary Plan approval with James Boldebook for his "On Shaker Pond" subdivision at 5-25-A, in the Critical Rural Residential District.

3. New Business:

4. Correspondence:

5. Adjournment

Next Meeting: December 6, 2017

AGENDA
ALFRED PLANNING BOARD
Regular Meeting and Public Hearing
Alfred Town Hall, Alfred, Maine
Wednesday, December 6, 2017, 7:00 pm

1. 7:00 pm: Public Hearing for James Boldebook's "On Shaker Pond" subdivision at Map 5 Lot 25-A, in the Critical Rural Residential District.

2. Approval of minutes from the meeting of November 15, 2017

3. Old Business:

4. New Business:

5. Correspondence:

6. Adjournment

Next Meeting: December 20, 2017

AGENDA
ALFRED PLANNING BOARD
Regular Meeting and Review for Completeness
Alfred Town Hall, Alfred, Maine
Wednesday, December 20, 2017, 7:00 pm

1. Approval of minutes from the meeting of December 6, 2017

2. Review for Completeness of James McCadden's Land Use Permit Application for repair, service and sale of vintage campers at 8 Court St, Map 12, Lot 62 in the Center Village District.

3. Old Business:

4. New Business:

5. Correspondence:

6. Adjournment

Next Meeting: January 3, 2018