



# Town of Eddington

906 Main Road Eddington, Maine 04428

## PLANNING BOARD

May 9, 2023

5:30 pm

## MINUTES

**CALL TO ORDER:** David Peppard called the meeting to order at 5:34 pm.

**ROLL CALL:** Members present were David Peppard, Susan Dunham-Shane, Craig Knight, Scott Newhart and Heather Grass.

### **MINUTES:**

### **NEW BUSINESS:**

**UNFINISHED BUSINESS:** The Board will review for completeness the additional information provided of Kiser & Kiser for the proposed Applewood Estates project.

Jim Kiser explained to the Board that their cover letter explains the items requested from the last meeting and also listed on the paperwork from Susan DS.

1. Right, title or interest in property. Deed provided for additional 3.71 acres
2. Updated construction schedule was provided
3. Storm water management plan was updated to confirm the storm water controls used on site.
4. Wastewater replacement areas would be rebuilt in the same location.
5. Preliminary floor plans and elevations of the proposed units were added.
6. Bangor Water District has approved the design plans and indicated that fire hydrants in the area have pressures as noted in the application. 1-hour fire rating between each of the units and a 2-hour fire wall between every two units in each 4-unit building. He has left messages for the Fire Chief and will get a letter to the Board.
7. MDOT Driveway/Entrance permit provided
8. They provided a location map with abutting properties and an abutters list.
9. They provided technical resumes and a letter from Machias Savings Bank stating that they are working with them to complete this project.

Susan DS spoke with the Fire Chief and he said he has not been contacted, Jim K said he left a message. Susan DS reviewed the paperwork and said that everything except the letter from the Fire Chief are included.

Motion that we accept the application for Applewood Estates Site Plan and Subdivision as complete with the exception of the required Fire Chief letter and that we move forward with the application complete.  
**By Susan DS/Craig K 2<sup>nd</sup>. Vote 5-0**

Motion that we set a Public Hearing for May 23, 2023 for the Kiser & Kiser, developer of Applewood Estates.  
**By Scott N/Heather G 2<sup>nd</sup>. Vote 5-0**

Scott N reminded Jim K that they also need to send in a check for the Public Hearing.

David P explained that after the last Public Hearing, BD Solar Eddington LLC came to the Planning Board and requested that they would like to have an Informational Meeting so that they could better explain to people what is going to happen with their project. David P asked the audience to show them courtesy as they did not have to hold this meeting. Their representatives will give a presentation and then they will open it up to questions.

Because this part of the meeting was requested by BD Solar and not part of the Planning Board meeting, there will not be any minutes done for it. If anyone has questions, they can contact BD Solar or there is a recording available if they call the Town Office.

Motion that we close the Public Session at 7:08 pm.

**By Scott N/Heather G 2<sup>nd</sup>. Vote 5-0**

**PUBLIC ACCESS:**

**AGENDA FOR FUTURE MEETINGS – HOUSEKEEPING:**

**DATE OF NEXT MEETING:** The next Planning Board meeting will be Tuesday, May 23, 2023 at 5:30 pm with the Public Hearing for Applewood Estates and then continue revue of BD Solar application.

Susan DS informed the Board of the following meetings and available dates:

Selectmen are meeting Tuesday, May 16, 2023

Selectmen are having the Budget Public Hearing, Tuesday, May 30, 2023

Town Voting will be Tuesday, June 13, 2023

Town Meeting will be Tuesday, June 20, 2023

Tuesday's, June 6 and 27, 2023 and Thursday, June 29, 2023 are tentative dates for Planning Board meetings.

Thursday's May 18 and 25, 2023 are available for meetings.

**ADJOURNMENT:** Motion to adjourn at 7:18 pm. **By Susan DS/ Scott N 2<sup>nd</sup>. Vote 5-0**

Respectfully Submitted,

Denise M. Knowles,  
From Recording