



PLANNING BOARD

Paul Mattor, Chair
Max Kenney, Vice Chair
Peter Lovell
Heather Sullivan
Jessica Brackett
Tom Witkowski
Don Roth Jr.

Minutes of Planning Board Meeting 23 September 2020

Present: Paul Mattor, Chair; Max Kenney, Vice Chair; Don Roth Jr., Heather Sullivan, Tom Witkowski, Peter Lovell. Dave McCubrey, Mary Hoffman Select Board; Chris Young, Fire Chief; Bennet Flinner, Select Board Office Assistant; Martha Turner, Secretary; Eric Sanderson, SMPDC; Uriah Forest-Bulley, Matt LeBlanc, Kathy Goodwin, Joshua Morse. Absent: Jessica Brackett.

Call to Order: A quorum being present, meeting was called to order at 7:10 PM by Chair Paul Mattor, via Zoom.

Minutes: Motion was made to approve minutes of 9 September 2020. Motion seconded; carried 4-0-2.

Correspondence: None.

Reports: Dave McCubrey, Select Board, reminded all Hollis residents that anyone desiring an absentee ballot for November 3 may now make their request to the Town Clerk.

New Business: Shoreland Permit #2201-4139, Brookfield White Pine Hydro. Presented by Uriah Forest-Bulley, Associate Licensing Coordinator, Kleinschmidt Group, and Matthew Leblanc, Brookfield White Pine Hydro. As part of the relicensing process, Brookfield is proposing a boat launch and angler access on the Hollis side of the Saco River off Route 35 at the West Buxton dam. Maine Department of Inland Fisheries and Wildlife (IFW) has requested the installation of a trailered boat launch above the dam as well as improved fishing access below the dam. Permits have been received from Saco River Corridor Commission, as well as the DOT driveway/entrance permit. Permit from DEP has not yet been received. The proposed projects include Hollis Tax Map 10 Lots 48 & 37.

Mr. Mattor reviewed the Use Table in the Hollis Shoreland Zoning Ordinance regarding which proposed uses require Planning Board approval for this project. These include #23, Permanent piers, docks, wharves, bridges and other structures and uses extending over or below the normal high-water line or within a wetland; #29, Public and private recreational areas involving minimal structural development; and #32 road construction.

Motion was made and seconded to find the application complete. Motion carried 5-0-1. Motion was made to schedule a site visit for Wednesday 14 October 2020 at 5:00 PM, to be followed by the public hearing at 7:00 PM at the beginning of the regular Zoom meeting. Motion was seconded and discussed; carried 5-0-1.

Chief Young is working with Brookfield to include a dry hydrant as part of the boat launch area. He stated that the Town will purchase all required materials. Mr. Leblanc suggested Chief Young work directly with the contractor who will be doing the construction. Mr. Mattor requested that the planned location of the dry hydrant be marked on the final plan; this would not require re-drawing the plan.

Long Range Planning: Mr. Mattor stated that he will send members a copy of the marked-up Comp Plan showing work that has been done to date.

Public Comment: Letter from Lou Provost, Bonny Eagle Road, expressing concerns about road safety and traffic congestion at the proposed boat launch. Chief Young noted that requests for caution signs or changes in speed limit on Route 35 would have to be made to the DOT.

Plan for Next Meeting: Wednesday 14 October 2020. Site Visit, Brookfield Hydro, 5:00 PM. Zoom meeting at 7:00 PM to begin with Brookfield public hearing.

Adjourn: Meeting adjourned at 8:55 PM.

Minutes submitted by Martha Turner, Secretary
Approved by Planning Board 14 October 2020