



Brownfield Planning Board
82 Main Street
Brownfield, Maine 04010
207-935-2007 ext. 201

Minutes of January 4, 2022
7 p.m. meeting

Members present: Sonia Frye (Chair), Kurt Wood (Vice-Chair), Deb Merrill (member), Joe Egan (member), Doug Heroux (member), and Mitch Dondero (alternate member).

Members absent: Judi Tordo

Others present: Hannah Frye, Pam Thomas (secretary), Richard Perreault (Fire Chief) and Whit Lucy.

The meeting was called to order at 7:00, a quorum was present and business could be conducted.

Motion To: Accept the minutes of November 30th, 2021 as written

Made by: Kurt

Seconded by: Deb

Vote: 5-0-0

The motion carried

Motion To: Accept the minutes of December 7th as written.

Made by: Kurt

Seconded by: Deb

Vote: 5-0-0

The motion carried.

Clean Green, LLC

Adam Martinese, DBA Clean Green, LLC has paid his Marijuana Establishment License fee in full.

Payments made: November 16, 2021 -\$11,000.00

November 30th, 2021- \$5000.00

January 4, 2022-\$4000.00

Total: \$20,000.00

The secretary will send an email to the applicant's attorney (Jeffrey Wilson) noting that the Marijuana Establishments Licensing fees have been paid in full.

Motion To: Issue a license as of today, (January 4, 2022) to Adam Martinese DBA Clean Green, LLC.

Made by: Joe
Seconded by: Sonia
Vote: 5-0-0
The motion carried.

Going forward, all fees will need to be paid in full in one payment. All monies will be submitted up front.

Joe requested that the secretary make Adam aware that his permit will expire one (1) year from today's date.

Motion: The license for Clean Green, LLC becomes effective today, January 4, 2022 and will expire in one year from today's date.

Made by: Joe
Seconded by: Deb
Vote: 5-0-0

Members will look for a template to use for licenses for Marijuana Establishment Licenses.

Correspondence

1. An email was sent from Mark Salzstein requesting information on Air BnBs. Mark would like to have an Air BnB at his home on Moose Hollow Lane. Members decided to review the email at the end of the meeting.
2. The Fire Chief Richard Perreault submitted a document dated January 3, 2022 as required by requirement f. of the Land use Ordinance 4.9 for fire protection (water source).
3. Tom Carabine (Denmark Planning Board Chair) has reached out to the board and will meet with members on January 12th at 1:00 at the town office, to discuss solar power concerns.
4. Dan Davis from Porter will share his extensive Planning Board / Ordinance amendment information with members at the town office on January 11th at 7 p.m.
5. Pam will email the Planning Board attorney, Durward Parkinson and ask for any responses he may have to questions submitted to him in an email dated December 22, 2021 from members.

6. The Planning Board will meet with Selectmen on January 18th at 5:30. There will not be a workshop at 7 p.m.

7. Joe will contact Ben McCall and ask him about IRC (page 6) in the proposed Short Term Rental Ordinance. Doug would like to see IRC taken out of the Ordinance and have applicants follow state codes.

Motion To: Send proposed STR to Selectmen

Made by: Kurt

Seconded by: Deb

Vote: 5-0-0

The motion carried.

Motion To: Send STR to Selectmen after Joe has spoken with Ben McCall and, approve the STR dated December 20, 2021 as written, and forward to Selectmen with provision that if the attorney makes revisions, those changes will be made to the STR and forwarded to the Selectmen.

Made by: Joe

Seconded by: Sonia

Vote: 5-0-0

The motion carried.

Write a Memo to the Selectmen: For your review, please advise the Planning Board of the Public Hearing date.

Budget

Members have been given information current up to today, for the debits and balances for the Planning Boards fiscal year July 1, 2021- June 30, 2022.

Motion To: Send the proposed changes to 4.6 of the Land Use Ordinance to the Selectmen. (Campers)

Made by: Deb

Seconded by: Kurt

Vote: 5-0-0

The motion carried.

Motion To: Send the proposed changes to the Shoreland Zoning Ordinance as required by M.R.S 38 §439-A-10.

Made by: Kurt

Seconded by: Joe

Vote: 5-0-0

The motion carried.

The new requirement will be added to the ordinance under 16 C 1.
(New Language is in red).

Photographic record required. Every applicant for a permit shall submit a written application, including a scaled site plan, on a form provided by the municipality, to the appropriate official as indicated in Section 14 and preconstruction photographs and, no later than 20 days after completion of the development, post construction photographs of the shoreline vegetation and development site.

Road Standards will be reviewed at a later workshop.

Motion To: Adjourn the meeting
Made by: Kurt
Seconded by: Joe
Vote: 5-0-0

The meeting adjourned at 8:30.

Submitted by,

Chair,

Pam Thomas

Sonia Frye

