

Town of Cornish
PLANNING BOARD
17 Maple Street
Cornish, Maine 04020
Telephone: 207.625.4324 Fax: 207.625.4416

Monday, October 3, 2016
BUSINESS MEETING MINUTES (Approved 10/17/16)

Attending: John Morrissey, Norm Harding, Ken Hall, Bill Hoxie, Eve Bergstrom, Jessie Larson, Kim Printy

Absent: None

Guests: Shahong Jiang, Bill Call, Mark Call, Diann W. Perkins, Wes Sunderland, CEO

Call Meeting to Order: 6:38 PM

New Business:

1. Shahong Jiang: Stoneridge Plaza "Blanket" conditional use permit.
 - a. The following "Blanket Conditional Use Permit" was discussed and approved unanimously (5 Yea, 0 Nay). The letter of approval, containing the conditions (similar to that of Call's Enterprises) is attached.
2. Mark Call: Continuation of discussion regarding addition of storage container at 200 Maple Street.
 - a. Bill and Mark Call described the need for adding a new storage container with a capacity of 2,200 - 2,600 sq. ft. to the back of the store.
 - b. Discussion reached the decision that, since there was no need for a site plan review, the CEO will issue permits on an as-needed basis. A poll of the Board revealed no objection to the plan.
3. Discussion: Bonney Memorial Library / Dan Vaillancourt solar farm
 - a. After discussion, it was the opinion of the Board that the description of the Agricultural District (AD) as being "... designated for agricultural and resource-based use ...", a solar farm producing alternative energy fits well with the intended use. A poll of the Board revealed no objections to the solar farm as proposed.
4. Approve Minutes of the September 19, 2016 Workshop Meeting.
 - a. Ken Hall: Motion to approve as presented; Norm Harding: Seconded. Vote: 5 Yeas, 0 Nays.
5. Other: None
6. Adjourn.

Unfinished Business: None

Public Comment: None

Communications Sent/Received: None

Agenda Items for Next Meeting: **Workshop Meeting – Monday, October 17, 2016 @ 6:30 PM**

1. Approve Minutes of Business Meeting October 3, 2016.
2. Prepare for informational Town Hearing / Town Meeting
3. Other:

Adjourn: 7:48 PM

Respectfully Submitted,



William Hoxie
Planning Board Secretary



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October 4, 2016

Country Home, LLC
51 Dewayns Way
Gorham, ME 04038

Ref: 185 Main Street (U-06//009)

Dear Shahong,

At the business meeting on October 3, 2016, the Planning Board voted to grant a "blanket" conditional use permit to cover future tenants at the Stoneridge Plaza. Any future tenants will not have to apply for a conditional use permit, but will have to meet the conditions as described below.

- These tenants will be engaged in the activity of conducting a business of retail sales or commercial services from rental space at Stoneridge Plaza. It is the intent of this "blanket coverage conditional use permit" that:
 - The conditional use permit applies to all tenants at Stoneridge Plaza.
 - When new tenants occupy a store rental area, that tenant does not need to apply for a conditional use permit, nor notify abutters of their activity.
 - However, the tenant must appear before the Cornish Planning Board at a scheduled "workshop session" and present a statement describing what the new business intends to operate.
 - At that workshop session, the Planning Board may require, delete, or change and add to the operational description presented. The objective is to achieve a retail or commercial operation as a favorable establishment that represents the community of Cornish.
 - Fulfilling the statement of activity shall complete the "blanket coverage" of the permit.

Best wishes with your future endeavors. Please keep this letter in your records for reference.

Sincerely,

Bill Hoxie
CPB Secretary

Cc: Cornish Selectmen
John Morrissey, CPB Chairman
J. Wesley Sunderland, Cornish CEO
Applicant File