

Town of Acton, Maine
Planning Board Meeting Minutes
Date: February 16, 2023

Members Present:

Chris Whitman (Chairman), Gavin Maloney (Vice-Chairman), John Qua, Adam Brock, Ryan Gleason

Also Present:

Jason Sevigny (Acton Code Enforcement Officer), David Riley (Land Use Assistant)

Absent:

Patricia Pearson & Chelsea Kenyon

Pledge of Allegiance

Approval of Minutes:

Gavin Maloney: Motion to approve the Minutes from February 2, 2023.

John Qua: Second the motion. Motion Passed – 5-0.

New Business:

February 16, 2023 Planning Board meeting was closed to any new business for work on potential Zoning Ordinance Amendments.

Old Business:

David Pepin: H Road, Map 220; Lot 007 & West Shore Drive, Map 221; Lot 003. Mineral Extraction.

The Code Enforcement Officer informed the Planning Board that the Pepin Mineral Extraction Application was coming up on the deadline. Mr. Sevigny referenced Acton's Zoning Ordinance 6.6.3.6 where it states for public hearings pertaining to Conditional Uses, the Board must come to a decision within 75 days of the Public Hearing, or within another time limit determined by the Planning Board. Following this information, Matt Pepin approached the Planning Board to request a time extension. Mr. Pepin provided the Planning Board with a letter from his attorney requesting the extension of 90 days so that he could make the necessary changes to his plans that were discussed at the Planning Board meeting on February 2, 2023.

Matt Pepin and the Planning Board came to an agreement that Matt would provide revised plans and come back before the Planning Board at the March 16, 2023 meeting. The Board and Mr. Pepin would review the updated plans and continue the application process at that meeting.

Gavin Maloney – Motion to grant the request for extension for David Pepin Mineral Extraction on H Road for a period of 90 (ninety) days.

Ryan Gleason – Second the Motion. Motion Passed 5-0.

Planning Board Zoning Ordinance Amendments.

The Planning Board held round table discussions around the Town of Acton Zoning Ordinances. The Board drafted a few potential ordinance changes to be proposed to the Board of Selectmen and presented to the town during the Acton Town Meeting in June.

Pending Projects:

Sasha Smith: 660 Hopper Road. Map 235; Lot 036. Application for Conditional Use for In Home Day Care.

Elias Thomas: 318 Route 109. Map 147; Lot 010. Application for Conditional Use for Commercial Office Space.

John Qua – Motion to adjourn the Planning Board meeting.

Gavin Maloney – Second the Motion. Motion Passed 5-0.