

**Conditional Use Approval Application #011-2017**  
**OWNER(S):** Woodshed, LLC  
**AGENT:** Matthew Hornberger  
**LOCATION:** 6 Village Park, Somesville/Mount Desert  
**TAX MAP:** 010 **LOT:** 151-003 **ZONE(S):** Village Residential One (VR1)  
**PURPOSE:** Section 6B.8- Fences and Walls, Proposed fence exceeds CEO Authority.  
**SITE INSPECTION:** 2:00PM

## CHECKLIST

### Land Use Zoning Ordinance of the Town of Mount Desert

**\*\* Note:** All Conclusions of Law are to be read as if they are prefaced by the words “Based upon said Findings of Fact ...”

#### SECTION 6 STANDARDS FOR USES, PERMITS AND APPROVALS FOR REVIEW BY PLANNING BOARD

##### 6A GENERAL PERFORMANCE STANDARDS

6A.1	Compatibility	<input type="checkbox"/> See notes below	X See Application	<input type="checkbox"/> N/A
6A.2	Erosion and Sedimentation Control	<input type="checkbox"/> See notes below	X See Application	<input type="checkbox"/> N/A
6A.3	Highway Safety	<input type="checkbox"/> See notes below	X See Application	<input type="checkbox"/> N/A
6A.4	Impact on Town Services	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6A.5	Land Suitability	<input type="checkbox"/> See notes below	X See Application	<input type="checkbox"/> N/A
6A.6	Lighting - Outdoor	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6A.7	Stormwater	<input type="checkbox"/> See notes below	X See Application	<input type="checkbox"/> N/A
6A.8	Vegetation	<input type="checkbox"/> See notes below	X See Application	<input type="checkbox"/> N/A
6A.9	Dust, Fumes, Vapors, Odors and Gases	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A

**Findings of Fact(s):** The findings of fact are as presented by the applicant (see attached application and/or notes below).

**VOTE:** Findings of Facts (Hanley/Renault) 4-0 \_\_\_\_\_

**Conclusion of Law:** The proposed use is in compliance with all standards of Section 6A.

**VOTE:** Conclusion of Law (Hanley/Renault) 4-0 \_\_\_\_\_

Notes: \_\_\_\_\_  
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**6B SPECIFIC PERFORMANCE STANDARDS FOR ACTIVITIES AND LAND USES**

6B.1	Agriculture	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6B.2	Air Landing Sites	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6B.7	Excavation or filling	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6B.8	Fences and Walls	<input type="checkbox"/> See notes below	<input checked="" type="checkbox"/> See Application	<input type="checkbox"/> N/A
6B.12	Mineral Exploration and Extraction	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6B.15	Sign Regulations	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6B.17	Wireless Communication Facilities	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6B.18	Animal Husbandry II	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A

**X N/A (Except for Section(s): 6B. 8 )**

**Findings of Fact(s):** The proposed use will include none of the specific activities or land uses described in section 6B, except for Applicable Sections(s) noted above.

**VOTE:** Findings of Facts (Hanley/Randolph) 4-0

**Conclusion of Law:** Section 6B is not applicable, except for Sections(s):**6B. 8**, for which standard is met.

**VOTE:** Conclusion of Law (Hanley/Randolph) 4-0

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**6C SHORELAND ZONING STANDARDS FOR REVIEW BY PLANNING BOARD**

*Land Use Standards. All land use activities within the shoreland zone shall conform with the following provisions, if applicable.*

**X N/A: Findings of Fact:** The proposed lot is entirely outside the Shoreland Zone.

**VOTE:** Findings of Facts (Hanley/Renault) 4-0

**Conclusion of Law:** Section 6C is not applicable.

**VOTE:** Conclusion of Law (Hanley/Renault) 4-0

- 6C.1 Agriculture and Animal Husbandry  See notes below  See Application  N/A
- 6C.2 Archeological sites  See notes below  See Application  N/A
- 6C.5 Essential Services  See notes below  See Application  N/A
- 6C.6 Parking Areas  See notes below  See Application  N/A
- 6C.7 Marine and Freshwater Structure Standards  See notes below  See Application  N/A
- 6C.9 Roads and Driveways  See notes below  See Application  N/A
- 6C.11 Timber Harvesting  See notes below  See Application  N/A
- 6C.12 Water Quality  See notes below  See Application  N/A

**N/A (Except for Section(s): 6C.\_\_\_\_\_)**

**Findings of Fact(s):** The proposed use will include none of the specific activities or land uses described in section 6C, except for Applicable Sections(s) noted above.

**Conclusion of Law:** Section 6C is not applicable, except for

Sections(s):6C.\_\_\_\_\_

**VOTE:** Findings of Facts and Conclusion of Law -

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