

Conditional Use Approval Application #007-2020

OWNER NAME(S): Gail S. Gladstone & Brian L. Henkel

LOCATION: 4 Sydneys Way, Mount Desert

TAX MAP: 010 LOT: 048-001-18 ZONE(S): Residential One

PURPOSE: Section 3.4 – Animal Husbandry 2 (Non-Commercial). The care and Keeping of Livestock/Poultry - Chickens and Ducks. Construct a Chicken Coop.

SITE INSPECTION: 5:00PM - Masks Required During Site Inspection.

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	X See Application	<input type="checkbox"/> 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	<input type="checkbox"/> See Application	X N/A
6A.8	Vegetation	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	X N/A
6A.9	Dust, Fumes, Vapors, Odors and Gases	<input type="checkbox"/> See notes below	X See Application	<input type="checkbox"/> 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 (Eaton/Randolph) Motion approved 5-0 _____

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

VOTE: Conclusion of Law (Eaton/Randolph) Motion approved 5-0 _____

Notes: _____

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 (Randolph/Anastasia) Motion approved 5-0

Conclusion of Law: Section 6C is not applicable.

VOTE: Conclusion of Law (Randolph/Anastasia) Motion approved 5-0

6C.1	Agriculture	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> N/A
6C.2	Archeological sites	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> N/A
6C.5	Essential Services	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> N/A
6C.6	Parking Areas	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> N/A
6C.7	Marine and Freshwater Structure Standards	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> N/A
6C.9	Roads and Driveways	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> N/A
6C.11	Water Quality	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> N/A
6C.18	Wireless Communication Facilities	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> N/A
6C.19	Animal Husbandry 2	<input type="checkbox"/> See notes below	<input type="checkbox"/> See Application	<input type="checkbox"/> 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 - _____

Notes:

FOR BOARD USE
CONDITIONAL USE PERMIT/APPROVAL

APPLICATION: 007-2020

PERMIT CONDITIONS: *In addition to having all applicable federal, state, and town permits be in place prior to any construction, the following conditions apply:*

(Randolph/Eaton) Motion approved 5-0.

APPLICATION

APPROVED: 7/8/2020
(Date)

DENIED: _____
(Date)

NOTE: *The holder of a Conditional Use Permit/Approval must construct and operate the approved conditional use as applied for and as represented during the permitting process to the Planning Board.*

NOTE: *The Land Use Zoning Ordinance requires that a Conditional Use Permit/Approval must be undertaken within one year from the date of approval, or a new permit must be obtained.*

**THE MINUTES OF THIS PUBLIC HEARING CONSTITUTE A PART OF THE
RECORD FOR THIS MATTER**

SIGNATURES OF ALL VOTING BOARD MEMBERS:

William Hanley
William Hanley, Chairman

Christie Anastasia
Christie Anastasia

David Ashmore
David Ashmore

Meredith Randolph
Meredith Randolph

Joanne Eaton
Joanne Eaton

Non- Voting Member
Tracy Loftus Keller, Alternate