



TOWN OF HARRISON

HARRISON PLANNING BOARD MEETING MINUTES June 5, 2024

Board Members Present: Chairman James Dayton, Vice-Chairman Scott Ramsdell, Wendy Gallant, Michael Garvey, Larry Farmer, Alternate Brian Spaulding

Board Member Absent: None

Staff Present: Assistant CEO Jim Fahey, Interim Secretary Kristen MacDonald, Angelina Calciano

Public Present: LRTV, Kim Reynolds, Jim Chandler, Steve Bingham, Katie Simmons, Tyler Adkins, Donald Johnson, Dallas Muszynski, Del Maxfield, Don McLean, Thomas Lucier

The meeting was called to order at 6 pm by Chairman Dayton and a quorum was determined.

1. **Old Business:**

- a. Approval of the Meeting Minutes for May 1, 2024
Wendy Gallant moved, Scott 2nd to accept the meeting minutes for May 1, 2024 as written. 4 in favor, Larry abstained because he was absent.
- b. Site Plan Review – Tyler Adkins/Maine Community Power, LLC – Owner: Dunn Family Irrevocable Trust – Bolsters Mills Rd. – Map 38 Lot 6
A site walk was held by the Board prior to the meeting.
Scott moved, Michael 2nd to table the application until they find out from MDOT what they can and cannot cut and have a survey done to know exactly where the property line is. All were in favor.

2. New Business:

- a. Preliminary Site Plan Review Application – Crooked River Farms LLC – Owner: Donald Johnson – Map 44 Lot 13 – 190 Deertrees Rd. – Medical Cultivation
The Board went through the application checklist with the Applicant.
Change of Use – Is currently Commercial.
Donald is currently working on mitigating the smell that there were complaints about. Abutter notices will be sent, and public participation will be at the next meeting.
James moved, Scott 2nd that the application was complete. All were in favor.
- b. Preliminary Site Plan Review Application – Michael Mathews – 155 Edes Falls Rd. – Map 34 Lot 36A – Year-Round Yurt Campsite
The Board went through the application checklist with the applicant. Michael stated that there is currently 1 yurt, 24 ft. wide and there will be 2 more added later. It would be a year-round campsite and be advertised on Air B&B.
James moved, Wendy 2nd that the application is complete and abutters would be notified. All were in favor.
- c. Preliminary Site Plan Review Application – Brandon Correia – 30 Camp Pinecliffe Map 54 Lot 2C – Gun Shop/Custom Paint & Laser Shop
Brandon will be doing the work to the guns in his basement. Pick up will be by appointment or he will meet customers for drop off, so parking is not an issue. The Board went through the application and checklist. Abutters will be notified.
Motion was made, Wendy 2nd to accept the application as complete. All were in favor.
- d. Preliminary Site Plan Review Application – Dallas Muszynski – Edes Falls Rd. Map 3 Lot 19 – Re-open Gravel Pit
Dallas would like to possibly re-open the gravel pit that has been idle for over 18 months. The Board went over the application and checklist. Abutters will be Notified.
Wendy moved, Michael 2nd that the application is complete. All were in favor.
- e. Preliminary Subdivision Application – Troy & Ashley Mayhan – 68 Chapman Rd. Map 34 Lot 55 – Forrest Acres Amendment, Lot C & D
The applicant would like to revise the boundary location between two existing lots. No new lots are being created.
Scott moved, James 2nd that they go right to the final subdivision checklist. All were in favor.
Scott moved, Larry 2nd that the application is complete. All were in favor.
Michael moved, Scott 2nd to approve the amended subdivision plan for Troy & Ashley Mayhan as presented. All were in favor.

3. **Additional**

- Brian Spaulding resigned in person as the Alternate for the Board.
- The Board signed the completed Findings of Fact for MCarthy Family Trust & Kimberly York.
- The Board drafted Findings of Fact for Troy & Ashley Mayhan.

4. **Next Meeting:** July 10, 2024 @ 6:00 pm

5. **Adjourn:**

Wendy moved, James 2nd to adjourn at 8:12 pm. All were in favor.

Chairman James Dayton

Interim Secretary Kristen MacDonald