

**TOWN OF NAPLES
PLANNING BOARD
MINUTES
Tuesday, January 5, 2016 – 7:00 pm
Municipal Offices Buildings**

Chairman Larry Anton called the meeting to order. Also present were Doug Bogdan, Jim Allen, Barbara Adlard, John Thompson, Alternate Jim Krainin, Code Enforcement Officer Renee Carter and Town Secretary Kate Matthews.

Barbara Adlard motioned that the minutes from the December 1, 2015 meeting be approved as written. Doug Bogdan seconded the motion. The board was unanimously in favor.

On the agenda:

- 1.) An outdoor entertainment application submitted by George Vooris for the Naples 5k Race to be held on 8/28/16.

George Vooris was present to address the board. He summarized that the race would take place at the same location as last year and that everything ran smoothly. The Selectboard agreed with him on that at their last meeting. Mr. Vooris has set things up with Cumberland County's Sherriff office and the Naples Fire Department who are all on board with the event. Larry Anton wanted to know how many people participated last year. George Vooris said there were 257 people last year and had hopes of getting up to 500 people this year. The porta potties and parking would be set up the same as last year, and this year he has a taxi company that has offered their services as a shuttle to and from parking. Mr. Bogdan wanted to make sure that there was insurance coverage for the event and it the information would be given to the Town. Mr. Vooris confirmed that it would be. Jim Allen motioned to approve the application. John Thompson seconded the motion. The board was in favor 5-0.

- 2.) An application for a major subdivision submitted by Naples Golf & Country Club for property found on Map U24, Lot 1.

Bob Caron II was present to address the board regarding the application. The board had discussed the subdivision at the December 1, 2015 meeting and realized that they should proceed with the application as a major subdivision not a minor subdivision. Chairman Larry Anton went through the items on the Findings of Fact and discussed the following requested waivers:

- Waiver of the proposed subdivision name or identifying title.
- Waiver of contour lines at intervals of not more than five feet or at such intervals based on United State Geological Survey datum of existing grades where change of existing ground elevations would be five feet or more, since there was no change in existing conditions.

- A soils report in accordance with USDA Soil Conservation Service National Cooperative Soil Classification, as one lot has a septic and the other lot has been done.
- A deed description and map of survey tied into established reference points, as only a small portion of the lot was going to be changed and that was included on the survey.
- To waive that the utilities must be installed underground.
- A soil erosion and sediment control plan containing the endorsement of the Cumberland County Soil and Water as the plan would be signed off on by Maine Department of Environmental Protection.

The board approved all wavers unanimously by voting 5-0.

Jim Allen motioned that the application be approved, pending the following conditions of approval:

- That the Naples Fire Chief sign off on the plan.
- That the Maine Department of Environmental Protection approves the soil erosion and sediment plan for the lots.

John Thompson seconded the motion. The board was unanimously in favor 5-0.

As there was no other business, the meeting was adjourned.

Respectfully submitted,

Kate Matthews
Town Secretary