

TOWN OF KENNEBUNK
CONSERVATION AND OPEN SPACE PLANNING COMMISSION
REGULAR MEETING 10/3/2016
MINUTES

I. CALL TO ORDER

On October 3, 2016 at 6:30 p.m. in Room 306 of the Town Hall, Ellen Wolf, Chairman of the Conservation and Open Space Planning Commission (COSPC) for the Town of Kennebunk, called to order the Regular Meeting.

Present: Ellen Wolf, Chair; Nick Branchina, Vice Chair; Jen Shack Todd Bridgeo

Next meeting: October 17 2016 @ 6:30pm

November meetings: Monday November 7, 2016 @ 6:30 pm
Monday November 21 2016 @ 6:30 pm

December meeting: Monday December 5 2016 @ 6:30 pm

II. MINUTES The minutes of September 12 2016 were accepted.

III. KENNEBUNK RIVER WATERSHED

- A. Representatives from the towns of Arundel, Lyman, Kennebunk and Kennebunkport will attend a meeting at 9 a.m. on October 12 2016 at the office of the Southern Maine Planning and Development Commission.
- B. The purpose of this meeting is to discuss the parameters of a planning grant that will propose a way to clean up the Kennebunk River and keep it clean.
- C. COSPC members reviewed a map of Kennebunk's Wastewater Collection System which showed the areas in town served by sewer pipes, pumps and discharge pipes. Most of town is not served by the Kennebunk Sewer District.
- D. Kennebunk's sewer system has been developed piecemeal.
- E. COSPC members now understand that each of the 4 towns participating in the meeting on October 12 are primarily served by septic systems.
- F. A suggestion was made for COSPC to consider that, in the future, Kennebunk should be served primarily by the best septic systems available.

IV. SITE PLAN PROPOSALS REVIEW

- A. 92 York Street
 1. Unnamed stream on the eastern border and Fernald Brook on the western border
 2. Concern of possible hazardous materials left by outgoing auto repair business. Materials may include oil, gas, solvents, chemicals, paint

3. Evidence of storage may include fill ports, manholes, tanks.
 4. A.S.T.M. (American Standards of Testing and Materials are usually required of new owners by banks to proceed with due diligence about hazardous materials
- B. 127 Summer Street
1. Early 19th c. home will be moved back from Summer St. to attach to an old 'barn'
 2. A new septic system will be installed as this part of Summer St has no sewer line
- C. Ross Road subdivision
1. There were originally 8 lots to be developed and the Planning Board required the developer to connect to the town sewer system.
 2. The developer reported that Lot #1 had been sold. Therefore, the remaining lots were beyond the limit required for hooking up to the town sewer line.
 3. The Planning Board asked the following questions of the developer:
 - a. Does drainage from the new lot #1 go thru the old #1?
 - b. Is there a drainage easement?
 - c. Is the recently 'sold' lot existing to collect or convey storm water?
 4. The developer will return with responses at another Planning Board meeting.

V. **REVIEW DRAFT OF COMMISSION GOALS AND OBJECTIVES**

- A. The following changes were approved:
1. 2nd Goal, #2 – eliminate
 2. 2nd Goal, #3 – add Lyman
 3. 2nd Goal, #4 – eliminate “and the RSU21 tri-town Committee”
 4. 2nd Goal, #5 – keep addition “and will provide the town Planning Board and Site Plan Review Board with Commission recommendations”

The Commission adjourned its meeting at 7:37 p.m.

Ellen Wolf, Chair

Kennebunk Conservation and Open Space Planning Commission

Minutes Approved: Ellen R Wolf Date: Oct 18 2016