

Agenda
Bar Harbor Planning Board
Wednesday, June 3, 2020 at 4:00 PM
Council Chambers — Municipal Building
93 Cottage Street

IMPORTANT NOTICE —
THIS MEETING WILL BE HELD REMOTELY

1. The public can watch the meeting live on Spectrum channel 1303 or by streaming it online at https://townhallstreams.com/towns/bar_harbor_me.
2. As the town and/or the state declarations of emergency due to COVID-19 remain in effect, the meeting will be held remotely via the online video meeting platform Zoom, instead of in person at the Municipal Building.
3. Members of the public are welcome to take part in the meeting via a conference call. To make a comment or ask a question on an agenda item during the meeting, call 288-1710 when the item comes up and when prompted enter passcode 0169361 followed by the # sign. The line will be muted until the meeting is open to comments and questions, at which time a staff member will come on the line and announce that comments and questions will be accepted. Anyone wishing to speak must stay on the line until that time in order to be heard. Only a certain number of callers can be on the line simultaneously, so in the event the line is busy, please keep trying until you get through. There will be sufficient time provided for all interested people to get on the line and comment or ask a question.

I. CALL TO ORDER

II. EXCUSED ABSENCES

III. ADOPTION OF THE AGENDA

IV. PUBLIC COMMENT PERIOD

The Planning Board allows up to 15 minutes of public comment on any subject not on the agenda and not a pending application before the board, with a maximum of three minutes per person.

V. APPROVAL OF MINUTES

- a. April 10, 2020
- b. April 29, 2020
- c. May 6, 2020

VI. ELECTION OF OFFICERS

- a. Chairperson
- b. Vice-chairperson
- c. Secretary

VII. REGULAR BUSINESS

a. Completeness Review/Public Hearing/Compliance Review for SD-2019-03 — Destination Health

Project Location: 124 Cottage Street — Tax Map 104, Lot 159, encompassing ±0.16 acres of land in the Downtown Village II zoning district

Applicant/Owner: Destination Health, LLC

Application: To construct a two-story, four-unit apartment building (constituting a subdivision, by unit, under state statute) on the Brewer Avenue end of the parcel.

b. Completeness Review/Public Hearing/Compliance Review for SD-2019-01 — The Farm Subdivision

Project Location: The subject land is located off of Route 3 and Ledgewood Road, on the following tax parcels: Tax Map 207, Lots 43, 44, 56 and 58; Tax Map 208, Lot 81; and Tax Map 214, Lot 4. The land, totaling ±72.78 acres, is in four different zoning districts: Salisbury Cove Corridor District, Salisbury Cove Rural District, Shoreland Limited Residential District and Resource Protection District.

Applicant: The Farm, LLC

Owner: The Heirs of Chauncey McFarland

Application: The applicant proposes to construct a road and extend public utilities to create a 13-lot residential subdivision and retain approximately 30 acres of land in its current undeveloped state.

c. Completeness Review/Public Hearing/Compliance Review for SP-2019-03 — 56 Cottage Street Parking Area

Project Location: 56 Cottage Street — Tax Map 104 Lot 327, encompassing ±0.45 acres in the Downtown Village II zoning district

Applicant/Owner: Karol A. Foss

Application: To develop a private, 42-space private parking area at the corner of Cottage and Kennebec streets. The project would use a single entrance/exit from the existing westerly curb cut on Cottage Street. No entrance or exit is planned on Kennebec Street. The project includes construction of a sidewalk-accessible landscaped esplanade along Cottage Street.

d. Completeness Review/Public Hearing/Compliance Review for PUD-2020-01 - Subdivision/Planned Unit Development (Village)— Schooner Head Housing

Project Location: Tax Map 253, Lots 10 and 11 on Schooner Head Road; encompassing a total of ±40.24 acres, according to town tax records. The subject land is all in the Village Residential zoning district.

Applicant/Owner: The Jackson Laboratory

Application: To develop a 44-unit residential subdivision in five buildings (one three-story, four two-story) on Schooner Head Road.

e. Completeness Review/Public Hearing/Compliance Review for SP-2019-06 — Theede Pier

Project Location: 481 Eden Street — Tax Map 224, Lot 009, encompassing ±1.73 acres of land in the Village Historic and Shoreland Limited Residential zoning districts (the proposed project is located entirely within the latter district)

Applicant: Frenchman’s Bay Boating Co, Inc.

Owner: Frenchman’s Bay Real Estate Holdings, LLC (Steve Theede)

Application: To construct a new concrete retaining wall fastened to the ledge at the top of the bank with a concrete slab to hold the shore end of a 120’x6’ aluminum pier, with a 10’x10’ transition platform at the end of it to accept the ramp, which is at an angle to the pier. From there, an 80’x4’ gangway extending to two, 16’x24’ timber floats, moored with two granite moorings and chain.

f. Completeness Review for SP-2020-03 – Coastal Computers

Project Location: 1311 State Highway 102 — Tax Map 227, Lot 90, encompassing ±2.81 acres of land in the Town Hill Business zoning district.

Applicant/Owner: Georger Grohs & Kristina Minott, dba Sonoma Properties, LLC

Application: To demolish an abandoned house and construct an office building.

VIII. OTHER BUSINESS

IX. BOARD MEMBER COMMENTS AND SUGGESTIONS FOR THE NEXT AGENDA

X. REVIEW OF PENDING PLANNING BOARD PROJECTS

XI. ADJOURNMENT