



TOWN OF
UNION *Maine*

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To: The Citizens of Union

November 24, 1987

From: The Union Planning Board

We are pleased to bring to you the completed versions of the Land Use Ordinance and the Subdivision Ordinance that you will be acting on at the special town meeting on Monday, November 30th. You will note that the Land Use Ordinance is largely the same ordinance that Union has had in place in the past; it has been expanded and updated in certain areas in order to lend consistency and support to the new Subdivision Ordinance.

The new Subdivision Ordinance, though seemingly extensive, is actually a very basic set of regulations designed to ensure that the great growth and development that is anticipated in Union is done in an orderly manner with regard for Union and its townspeople. We have not included such things as farmland preservation or creative zoning, feeling that the need for those things is not nearly as urgent as the need for basic, general controls. This ordinance was mostly completed by prior Planning Board members, Jeff Nims, Bill Packard, Arlie Clark and Charles Rasmussen, and they deserve much credit for their work and the contributions they made to this effort.

Equal credit should go to Code Enforcement Officer Rick Dodge for his on-going participation in this work and the consulting services of municipal planner, Fourtin Powell; Pat Jennings, Director of Eastern Maine Regional Planning; NRC Chairman Neila Farris; the Maine Municipal Association staff; town attorney James Strong; and to you, the people of Union, for your support and input in the past year. It is with that that we have been able to make proper use of the existing moratoriums in getting our job done.

We are grateful, too, for the expert guidance of Attorney Madge Baker, Director of the Southern Maine Planning Commission and her assistant, Dan Fleishman. They, together with Attorney Paul Gibbons, provided legal review of these ordinances to ensure their validity and enforceability. It is their expertise that has set these ordinances on solid footings, and we are grateful for that. We also appreciate greatly the people who completed their work before us, from whom we have been able to gain good insight in writing these ordinances. They are the people who created ordinances in other communities that have been in place and served well. These ordinances came to us from Hope, Rockland, Rockport, Camden, South Thomaston, Arundel, Brunswick, Berwick, Auburn, Kennebunk, Troy, as well as Greenwich, CT and the State of Oregon's Land Use Regulatory Commission.

Of special service to the Town of Union in this effort has been Joyce Benson, Chief Planner at the State Planning Office. Additionally, Linda Dean, Planning Board Secretary, along with Marcia Soule and Linda McAllister of the Town Office staff, gave on-going support and much help. Midcoast Office Supply of Union and Good Impressions in Rockland have both contributed a great deal in meeting our copying and printing needs.

As you review these ordinances, please feel free to contact members of the Planning Board with any questions you may have. We are interested in providing any help we may in this very important matter. We believe that these ordinances will serve Union's needs ably in controlling growth while maintaining availability of water resources, affordable housing and the rural character of our community. At the same time, we have tried to minimize the financial burdens of growth to Union's townspeople by placing appropriate responsibilities upon developers.

The decision on November 30th is a critical one, and it is our hope that you will participate in that decision. Whether you support these new regulations or oppose them, it is essential that your vote is part of this process. We ask that you make that effort, so that all the development projects awaiting this decision by Union may be handled in a manner that represents the feelings of Union's majority.

SUBDIVISION ORDINANCE FOR THE TOWN OF UNION, MAINE

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November 30, 1987

SECTION 1. PURPOSES

The purposes of this Ordinance are to assure the comfort, convenience, safety, health, and welfare of the people of the Town of Union, to protect the environment and to promote the the orderly development of an economically sound and stable community. To this end, in approving subdivisions within the Town of Union, Maine, the Planning Board shall consider the following criteria and before granting approval shall make written findings of fact that that the provisions of these regulations have been met and that the proposed subdivision will meet the guidelines of Title 30, MRSA Section 4956, Subsection 3. The subdivision:

- A. will not result in undue water or air pollution. In making this determination, the Board shall at least consider the elevation of the land above the sea level and it's relation to the flood plains; the nature of soils and subsoils and their ability to adequately support waste disposal; the slope of the land and it's effect on effluents;
- B. has sufficient water available for the reasonably foreseeable needs of the subdivision;
- C. will not cause an unreasonable burden on an existing water supply;
- D. will not cause unreasonable soil erosion or reduction in the capacity of the land to hold water so that a dangerous or unhealthy condition may result;
- E. will not cause unreasonable highway or public road congestion or unsafe conditions with respect to use of the highways or public roads existing or proposed;
- F. will provide for adequate solid and sewage waste disposal;
- G. will not cause an unreasonable burden on the ability of the Town of Union to dispose of solid waste and sewage if Town services are to be utilized;
- H. will not have an adverse effect on the scenic or natural beauty of the area, aesthetics, historic sites or rare and irreplaceable natural areas or any public rights for physical or visual access to Union's ponds, lakes and rivers; and
- I. is in conformance with Union's Comprehensive Plan.
- J. The subdivider has proven adequate financial and technical capacity to meet the above stated standards.
- K. Whenever situated in whole or in part, within 250 feet of any pond, lake or river, will not adversely affect the quality of the body of water or unreasonably affect the shoreline of that body of water.
- L. Will not, alone or in conjunction with existing activities, adversely affect the quality or quantity of ground water.
- M. All principal structures within the subdivision shall be constructed with their lowest floor, including the basement, at least 2 feet above the 100-year flood elevation as established by the flood plain management study of February, 1986.

SECTION 2. AUTHORITY AND ADMINISTRATION

A. AUTHORITY

- 1. These standards have been prepared in accordance with the provisions of Title 30, MRSA, Section 4956, Subsection 2.
- 2. These standards shall be known and may be cited as "Subdivision Ordinance of the Town of Union, Maine."

B. ADMINISTRATION

- 1. The Planning Board of the Town of Union, hereinafter called the Board, shall administer this ordinance.
- 2. The provisions of this ordinance shall pertain to all land proposed for subdivision as defined in Title 30 MRSA, Subsection 1, within the boundaries of the Town of Union.

SECTION 3. DEFINITIONS

In general, words and terms used in this Ordinance shall have their customary dictionary meanings. More specifically, certain words and terms used herein are defined as follows;

CLUSTER SUBDIVISION:

A subdivision in which the lot sizes are reduced below those normally required in the zoning district in which the development is located in return for the provision of permanent open space owned in common by lot/unit owners, the Town, or a land conservation organization. Clustering shall not be used to increase the overall net residential density of the development.

COMPLETE APPLICATION:

An application shall be considered complete upon submission of the required fee and all information required by these Ordinances for a Final Plan, or by a vote by the Board to waive the submission of required information. The Board shall issue a receipt to the applicant upon its determination that an application is complete.

COMPREHENSIVE PLAN or POLICY STATEMENT:

Any part or element of overall plan or policy for development of the municipality as defined in Title 30 MRSA, Section 4961.

CONTIGUOUS LOTS:

Lots which adjoin at any line or point, or are separated at any point by a body of water.

DEVELOPED AREA:

Any area on which a site improvement or change is made, including buildings, landscaping, parking areas, and streets.

DRIVEWAY:

A vehicular access-way serving 2 dwelling units or less.

DWELLING UNIT:

A room or suite of rooms used as a habitation which is separate from other such rooms or suites of rooms, and which contains independent living, cooking, sleeping, bathing and sanitary facilities; includes single family houses, and the units in a duplex, apartment house, multi-family dwellings, and residential condominiums.

FINAL PLAN:

The final drawings on which the applicant's plan of subdivision is presented to the Board for approval and which, if approved, may be recorded at the Registry of Deeds.

HIGH INTENSITY SOIL SURVEY:

A soil survey conducted by a Certified Soil Scientist, meeting the standards of the national Cooperative Soil Survey, which identifies soil types down to one tenth (1/10) acre or less at a scale equivalent to subdivision plan submitted. The mapping units shall be the soil series. Single soil test pits and their evaluation shall not be considered to constitute high intensity soil surveys.

100 YEAR FLOOD:

The highest level of flood that, on the average, is likely to occur once every 100 years (that has a 1% chance of occurring in any year).

NORMAL HIGH WATER ELEVATION OF INLAND WATERS:

That line on the shores of banks on nontidal waters which is apparent because of the contiguous different character of the soil or the vegetation due to the prolonged action of the water. Relative to vegetation, it is that line where the vegetation changes from predominantly aquatic to predominantly terrestrial (by way of illustration, aquatic vegetation includes but is not limited to the following plants and (continued on page 3)

Sec. 3, Definitions (cont')

plant groups: Water lily, pond lily, pickerelweed, cattail, wild rice, sedges, rushes, and marsh grasses; and terrestrial vegetation includes but is not limited to the following plants and plant groups: upland grasses, aster, lady slipper, wintergreen, partridge berry, sassaparilla, pines, cedars, oaks, ashes, alders, elms, and maples). In places where the shore or bank is of such character that the high water mark cannot be easily determined, (rockslides, ledges, rapidly eroding or slumping banks) the normal high water elevation shall be estimated from places where it can be determined by the above method.

INDUSTRIAL PARK or DEVELOPMENT:

A subdivision in an area zoned exclusively for industrial uses, or a subdivision planned for industrial uses and developed and managed as a unit, usually with provision for common services for the users.

NET RESIDENTIAL ACREAGE:

The total acreage available for the subdivision, and shown on the proposed subdivision plan, minus the area for streets or access areas which are unsuitable for development as outlined in Section 6, A, 3 in the Land Use Ordinance.

NET RESIDENTIAL DENSITY:

The average number of dwelling units per net residential acre.

OFFICIAL SUBMITTAL DATE:

The date upon which the Board issues a receipt indicating a complete application has been submitted.

PERSON:

Includes a firm, association, organization, partnership, trust, company, or corporation, as well as an individual.

PLANNED UNIT DEVELOPMENT:

A development controlled by a single developer for a mix of residential, commercial, and industrial uses. A PUD is undertaken in a manner that treats the developed area in its entirety to promote the best use of land, including the creation of open space, a reduction in the length of road and utility systems, and the retention of the natural characteristics of the land.

PLANNING BOARD:

The Planning Board of the Town of Union, pursuant to Title 30, MRSA, 4956.

PRELIMINARY SUBDIVISION PLAN:

The preliminary drawings indicating the proposed layout of the subdivision to be submitted to the Board for its consideration.

RECORDING PLAN:

A copy of the Final Plan which is recorded at the Registry of Deeds and which need not show information not relevant to the transfer of an interest in the property, such as sewer and water line locations and sizes.

RESUBDIVISION:

The division of an existing subdivision or any change in the plan for an approved subdivision which affects the lot lines, including land transactions by the subdivider not indicated on the approved plan.

SOLAR COLLECTOR:

A device, or combination of devices, structure, or part of a device or structure that transforms direct solar energy into thermal, chemical, or electrical energy and that contributes to a building's energy supply.

Sec. 3, Definitions (cont')

SOLAR ENERGY SYSTEM:

A complete design or assembly consisting of a solar energy collector, an energy storage facility (when used), and components for the distribution of transformed energy.

STREET:

Public and private ways such as alleys, avenues, builevards, highways, roads, and other rights-of-way, as well as areas on subdivision plans designated as rights-of-ways. .

Street Classifications:

ARTERIAL STREET: A major thoroughfare which serves as a major traffic way for travel between and through the municipality. The following roadways shall be considered arterial streets.

COLLECTOR STREET: A street servicing at least 15 lots or dwelling units, or streets which serve as feeders to arterial streets, and collectors of traffic from minor streets.

MINOR STREET: A street servicing ^{more than two and} less than 15 lots of dwelling units.

PRIVATE RIGHT OF WAY: A vehicular accessway serving ^{no} more than two dwelling units.

SUBDIVISION:

The division of a tract or parcel of land into three or more lots within any five (5) year period, which period begins after September 22, 1971, whether accomplished by sale, lease, development, buildings, or otherwise, provided that a division accomplished by devise, condemnation, order of court, gift to a person related to the donor by blood, marriage, or adoption, unless the intent of such gift is to avoid the objectives of these Ordinances, or by transfer of any interest in land to the owner of land abutting thereon, shall not be considered to create a lot or lots for the purposes of these Ordinances.

In determining whether a tract or parcel of land is divided into 3 or more lots, the first dividing of such tract or parcel, unless otherwise exempted herein, shall be considered to create the first 2 lots and the next dividing of either of said first 2 lots, by whomever accomplished, unless otherwise exempted herein, shall be considered to create the third lot, unless both such dividings are accomplished by a subdivider who shall have retained one of such lots for his own use as a single family residence for a period of at least 5 years prior to such second dividing. Lots of 40 or more acres shall not be counted as lots.

For the purposes of these Ordinances, a tract or parcel of land is defined as all contiguous land in the same ownership, provided that lands located on opposite sides of a public or private road shall be considered each a separate tract or parcel of land unless such road was established by the owner of land on both sides thereof.

SUBDIVISION, MAJOR:

Any subdivision containing more than 4 lots or dwelling units, or any subdivision containing a proposed street or any subdivision requiring extension of street or services and/or 4 buildings on same land.

SUBDIVISION, MINOR:

Any subdivision containing not more than 4 lots or not more than 4 buildings/dwelling units, and in which no street is proposed to be constructed.

TRACT, or PARCEL, OF LAND:

All contiguous land in the same ownership, whether or not the tract is separated at any point by: an intermittent or non-navigable stream, or a private road established by the abutting land owners.

SECTION 4. ADMINISTRATION PROCEDURE

A. PURPOSE

The purpose of this Section is to establish an orderly, equitable and expeditious procedure for receiving and reviewing subdivision applications.

B. AGENDA

Applicants shall request to be placed on the Board's agenda at least fourteen (14) days in advance of a regularly scheduled meeting by contacting the Chairman.

Applicants who attend a meeting but who are not on the Board's agenda may be heard but only after all agenda items have been completed, and then only if a majority of the Board so votes.

SECTION 5. PREAPPLICATION

A. PROCEDURE

1. Applicant submits "Preliminary Presentation Form" and sketch plans.
2. Question and answer period. Board makes specific, preliminary, suggestions to be incorporated by the applicant into subsequent submissions; and
3. Scheduling of on-site inspection.

B. SUBMISSION:

The Preapplication Sketch Plan shall show, in simple sketch form, the proposed layout of streets, lots, and other features in relation to existing conditions. The Sketch Plan, which may be a free-hand pencilled sketch, should be supplemented with general information to describe or outline the existing conditions of the site and the proposed development. It is recommended that the sketch plan be superimposed on or accompanied by a copy of the Assessor's Map(s) on which the land is located. The Sketch Plan shall be accompanied by a copy of a portion of the USGS topographic map of the area showing the outline of the proposed subdivision.

C. CONTOUR INTERVAL AND ON-SITE INSPECTION:

Within 30 days, the Board may determine and inform the applicant in writing of the required contour interval on the Preliminary Plan, or Final Plan in the case of a Minor Subdivision and may hold an on-site inspection of the property.

D. RIGHTS NOT VESTED:

The submittal or review of the preapplication sketch plan shall not be considered the initiation of the review process for the purposes of bringing the plan under the protection of Title 1, MRSA, S302.

E. FOLLOWING SKETCH PLANS:

Site clearing shall be limited to that required for testpits and surveying, unless prior approval is granted by a majority vote of the board.

SECTION 6. MINOR SUBDIVISIONS

A. GENERAL:

The Board may require, where it deems it necessary for the protection of public health, safety, and welfare, that a Minor Subdivision comply with all or any of the submission requirements for a Major Subdivision.

B. PROCEDURE:

1. Within 6 months after the on-site inspection by the Board, the subdivider shall submit an "Application for Approval of a Final Plan" at least fourteen (14) days prior to a scheduled meeting of the Board. Failure to do so shall require resubmission of the Sketch Plan to the Board. The Final Plan shall approximate the layout shown on the Sketch Plan, plus any recommendations made by the Board.
2. All applications for Final Plan approval for Minor Subdivisions shall be accompanied by an application fee of \$50.00 per lot or dwelling unit, payable by check.
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to the Town of Union - Planning Board Account. If a public hearing is deemed necessary by the Board, an additional fee shall be required to cover the additional costs of advertising and postal notification, (not to exceed \$150.00).

3. ~~The subdivider shall certify to the Board that all owners of abutting property have been notified that a complete Preapplication and Final Plan application for subdivision approval has been submitted to the Board. See attachment - last page.~~
4. The subdivider, or his/her duly authorized agent, shall attend the meeting of the Planning Board to discuss the Preliminary and Final Plan.
5. Upon determination that a complete application has been submitted for review, the Board shall issue a dated receipt to the subdivider if appropriate. The Board shall determine whether to hold a public hearing on the Final Plan application.
6. If the Board decides to hold a public hearing, it shall hold the hearing within 30 days of receipt of a complete application, and shall publish notice of the application pending, date, time, and place of the hearing in the local newspaper, at least 2 times; the date of the first publication to be at least 7 days prior to the hearing.
7. Within 30 days of a public hearing, or within 60 days of receipt of a complete application, if no hearing is held, or within another time limit as may be otherwise mutually agreed to by the Board and the subdivider, the Board shall make written findings of fact on the application, and approve, approve with conditions, or deny the Final Plan. The Board shall specify in writing it's finding of facts and reasons for any conditions or denial.

C. SUBMISSIONS:

1. The subdivision plan for a Minor Subdivision shall consist of 2 reproducible, stable based transparent originals, 1 to be recorded at the Registry of Deeds, the other to be filed at the Municipal Office and 3 copies of 1 or more maps or drawings drawn to a scale of not more than 100 feet to the inch. Plans for subdivisions containing more than 100 acres may be drawn at a scale of not more than 200 feet to the inch provided all necessary detail can easily be read. Plans shall be no larger than 24 by 36 inches in size, and shall have a margin of 2 inches outside of the border lines on the left side for binding and a 1 inch margin outside the border along the remaining sides. Space shall be provided for endorsement by the Board. 3 copies of all information accompanying the plan shall be submitted.

The application for approval of a Minor Subdivision shall include the following information:

- a) Proposed name of the subdivision, or identifying title, Zoning District, proposed use, and the name of the municipality in which it is located, plus the Assessor's Map and Lot number for all properties contained in the subdivision.
- b) A field survey of the boundary lines of the tract, giving complete descriptive data by bearings and distance, made and certified by a licensed surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall include the type of monument set or found at each lot corner.
- c) A copy of any deed restrictions intended to cover all or part of the lots in the subdivision.
- d) Indication of the type of sewage disposal to be used in the subdivision.
 - 1) When sewage disposal is to be accomplished by connection to the public sewer, a written statement from the Sewer District stating the District has the capacity to collect and treat the wastewater shall be provided.

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- 2) When sewage disposal is to be accomplished by subsurface wastewater disposal systems, test pit analyses, prepared by a Licensed Site Evaluator shall be provided demonstrating adequate soils for subsurface sewage disposal of each lot. A map showing the location of all test pits dug on the site shall be submitted.
- e) Indication of the type of water supply system(s) to be used in the subdivision.
If the water supply is proposed to be from private wells, then statements from the majority of abutting land owners (on either side of the road, if applicable), a minimum of 4, shall be supplied. The statement shall include:
 - history of water contamination, if any; and
 - history of inadequate water yield, if any.If the Board suspects groundwater problems, then additional statements of water history shall be supplied by abutting or neighborhood landowners to the Planning Board at the Board's selection.
If the subdivider cannot supply the above information then a hydrologic study demonstrating that water contamination and supply will not affect the proposed development, shall be submitted to the Planning Board.
When water is to be supplied by public water supply, a written statement from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision and approving the plans for extensions where necessary. Where the district's supply line is to be extended, a written statement from the Fire Chief, stating approval of the location of fire hydrants, if any, shall be submitted.
- f) The date the Plan was prepared, north point, graphic map scale and Zoning District, names and addresses of the record owner, subdivider, and individual or company who prepared the plan, and the names of adjoining property owners.
- g) A copy of the portion of the county Soil Survey covering the subdivision.
- h) Contour lines at the interval specified by the Planning Board, showing elevations in relation to Mean Sea Level (normally 20-foot intervals).
- i) If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan, established by the flood plain study of Knox-Lincoln Counties, 1986.

SECTION 7. PRELIMINARY PLAN FOR MAJOR SUBDIVISION

A. PROCEDURE:

1. Within 6 months after the on-site inspection by the Board the subdivider shall submit an application for approval of a Preliminary Plan at least 10 days prior to a scheduled meeting of the Board. Failure to do so shall require resubmission of the Sketch Plan to the Board. The Preliminary Plan shall approximate the layout shown on the Sketch Plan, plus any recommendations made by the Board.
2. All applications for Preliminary Plan approval for a Major Subdivision shall be accompanied by an application fee of \$50.00 per lot or dwelling unit, payable by check to the Town of Union - Planning Board Account. In addition the applicant shall pay a fee of \$200.00 per lot or dwelling unit to be deposited in a special designated for that subdivision application, to be used by the Planning Board for hiring independent consulting services to review the application. If the balance of this special account is depleted, the applicant shall be required to finance any further consulting services deemed necessary by the Planning Board. Any balance in the account remaining after a final decision on the subdivision application by the Board shall be returned to the applicant.

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3. The subdivider, or his duly authorized representative, shall attend the meeting of the Board to discuss the Preliminary Plan.
4. Upon receipt of an application for Preliminary Plan approval of a Major Subdivision, the Board shall notify in writing all owners of abutting property that an application for subdivision approval has been submitted.
5. Within 30 days of receipt of a Preliminary Plan application form and fees the Board shall notify the applicant in writing whether or not the application is complete, and what, if any, additional submissions are required for a complete application.
6. The Board may hold a public hearing on the Preliminary Plan application. If the Board decides to hold a public hearing, it shall hold the hearing within 30 days of receipt of a complete application, and shall publish notice of the date, time and place of the hearing in a newspaper of general circulation in the municipality at least 2 times, the date of the first publication to be at least 7 days prior to the hearing.
 - a) The Board shall provide an opportunity for the public to speak at the Preliminary Plan Meeting.
7. The Board shall, within 30 days of a public hearing, or within 60 days of receipt of a complete application, if no hearing is held, or within another time limit as may be otherwise mutually agreed to by the Board and the subdivider, make findings of fact on the application, and approve, approve with conditions, or deny the Preliminary Plan. The Board shall specify in writing its findings of facts and reasons for any conditions or denial.
8. When granting approval to a Preliminary Plan, the Board shall state the condition of such approval, if any, with respect to:
 - a) The specific changes which it will require in the Final Plan;
 - b) The character and extent of the required improvements for which waivers may have been requested and which in the Board's opinion may be waived without jeopardy to the public health, safety, and general welfare; and
 - c) The amount of all performance guarantees which it will require as prerequisite to the approval of the Final Plan.
9. Approval of a Preliminary Plan shall not constitute approval of the Final Plan or intent to approve the Final Plan, but rather it shall be deemed an expression of approval of the design of the Preliminary Plan as a guide to the preparation of the Final Plan. The Final Plan shall be submitted for approval of the Board upon fulfillment of the requirements of these Ordinances and the conditions of preliminary approval, if any, including payment of any fees due. Prior to the approval of the Final Plan, the Board may require additional changes as a result of the further study of the subdivision or as a result of new information received.

B. SUBMISSIONS:

1. Location Map. The Preliminary Plan shall be accompanied by a Location Map adequate to show the relationship of the proposed subdivision to the adjacent properties, and to allow the Board to locate the subdivision within the municipality. The Location Map shall show:
 - a) Existing subdivisions in the proximity of the proposed subdivision.
 - b) Locations and names of existing and proposed streets.
 - c) Boundaries and designations of Zoning Districts.

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- d) An outline of the proposed subdivision and any remaining portion of the owner's property if the Preliminary Plan submitted covers only a portion of the owner's entire contiguous holding.

2. Preliminary Plan. The Preliminary Plan shall be submitted in 3 copies of 1 or more maps or drawings which may be printed or reproduced on paper, with all dimensions shown in feet or decimals of a foot. The Preliminary Plan shall be drawn to a scale of not more than 100 feet to the inch. The Board may allow plans for subdivisions containing more than 100 acres to be drawn at a scale of not more than 200 feet to the inch provided all necessary detail can easily be read. In addition, 1 copy of the Plan(s) reduced to a size of 8½ by 11 inches, and all accompanying information shall be provided to the Town of Union no less than 10 days prior to the meeting. The following information shall either be shown on the Preliminary Plan or accompany the application for preliminary approval:

- a) Proposed name of the subdivision and the name of the municipality in which it is located, plus the Tax Assessor's Map and Lot numbers.
- b) An actual field survey of the boundary lines of the tract, giving complete descriptive data by bearings and distances, made and certified by a licensed land surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall indicate the type of monument set or found at each lot corner.
- c) A copy of the deed from which the survey was based. A copy of all covenants or deed restrictions, easements, rights-of-way, or other encumbrances currently affecting the property.
- d) A copy of any covenants or deed restrictions intended to cover all or part of the lots in the subdivision.
- e) Contour lines at the interval specified by the Planning Board, showing elevations in relation to Mean Sea Level (normally 20 ft. intervals).
- f) The number of acres within the proposed subdivision, location of property lines, existing buildings, watercourses, vegetative cover type, and other essential existing physical features.
- g) Indication of the type of sewage disposal to be used in the subdivision.
 - 1) When sewage disposal is to be accomplished by connection to the public sewer, a letter from the Sewer District indicating there is adequate capacity within the District's system to transport and treat the sewage shall be submitted.
 - 2) When sewage disposal is to be accomplished by subsurface sewage disposal systems, test pit analyses, prepared by a Licensed Site Evaluator shall be provided. A map showing the location of all test pits dug on the site shall be submitted.
- h) Indication of the type of water supply system(s) to be used in the subdivision.

When water is to be supplied by public water supply, a letter from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision.
- i) The date the Plan was prepared, magnetic north point, graphic map scale, names and addresses of the record owner, subdivider, and individual or company who prepared the plan.

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- j) The names and addresses of owners of record of adjacent property, including any property directly across an existing public street from the subdivision.
- k) The location of any zoning boundaries affecting the subdivision.
- l) The location and size of existing and proposed sewers, water mains, culverts and drainage ways on or adjacent to the property to be subdivided.
- m) The location, names, and present widths of existing and proposed streets, highways, easements, building lines, parks and other open spaces on or adjacent to the subdivision.
- n) The width and location of any streets or public improvements shown upon the Official Map and the Comprehensive Plan, if any, within the subdivision.
- o) The proposed lot lines with approximate dimensions and lot areas.
- p) All parcels of land proposed to be dedicated to public use and the conditions of such dedication.
- q) The location of any open space to be preserved and an indication of it's improvement and management.
- r) A soil erosion and sedimentation control plan endorsed by the Knox and Lincoln Soil and Water Conservation District.
- s) A plan for the disposal of surface drainage waters, prepared by a Registered Professional Engineer.
- t) A copy of that portion of the Knox and Lincoln Soil Survey covering the subdivision. When the medium intensity soil survey shows soils which are generally unsuitable for the uses proposed, the Board may require the submittal of a report by a Registered Soil Scientist indicating the suitability of soil conditions for those uses.
- u) If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan.

SECTION 8. FINAL PLAN FOR MAJOR SUBDIVISION

A. PROCEDURE:

1. The subdivider shall, within 6 months after the approval of the Preliminary Plan file with the Board an application for approval of the Final Plan. If the application for the Final Plan is not submitted within 6 months after Preliminary Plan approval, the Board may refuse without prejudice to act on the Final Plan, and require resubmission of the Preliminary Plan. The Final Plan shall approximate the layout shown on the Preliminary Plan, plus any recommendations made by the Board.
2. All applications for Final Plan approval for Major Subdivision shall be accompanied by an application fee of \$25.00 per lot or dwelling unit payable by check to the Town of Union. If a public hearing is deemed necessary by the Board, an additional fee of \$50.00 shall be required to cover the costs of advertising and postal notification.
3. The subdivider, or his/her duly authorized agent, shall attend the meeting of the Board to discuss the Final Plan.
4. Upon determination that a complete application has been submitted for review, the Board shall issue a dated receipt to the subdivider. The Board shall determine whether to hold a public hearing on the Final Plan application.
5. Prior to submittal of the Final Plan application, the following approvals shall be obtained in writing, where appropriate:

(continued on page 11)

- a) Maine Department of Environmental Protection, under the Site Location of Development Act, Alteration of Coastal Wetlands Act, Great Ponds Act, Fresh Water Wetland Act, Alteration of Streams and Rivers Act, or if a Wastewater Discharge License is needed.
 - b) The servicing water utility, if an existing public water service is to be used.
 - c) Maine Department of Human Services, if the subdivider proposes to provide a central water supply system.
 - d) The servicing sewer district, if an existing public sewage disposal system is to be used.
 - e) Maine Department of Human Services, if a centralized or shared subsurface sewage disposal system(s) is to be utilized.
6. A public hearing may be held by the Planning Board within 30 days after the issuance of a receipt for the submittal of a complete application. This hearing shall be advertised in a newspaper of local circulation at least 2 times, the date of the first publication to be at least 7 days before the hearing and the notice of the hearing shall be posted in at least 3 prominent places at least 7 days prior to the hearing.
- When a subdivision is located within 500 feet of a municipal boundary, and a public hearing is to be held, the Planning Board shall notify the Clerk and the Planning Board of the adjacent municipality involved, at least 10 days prior to the hearing.
7. The Planning Board shall notify by policy-form letter the Road Commissioner, School Superintendent, Police Chief, and Fire Chief of the proposed subdivision, the number of dwelling units proposed, the length of roadways, and the size and construction characteristics of any multi-family, commercial or industrial buildings. The Planning Board shall request that the Town officials comment on the proposed subdivision.
 8. Before the Board grants approval of the Final Plan, the subdivider shall meet the performance guarantee requirements contained in Section 12.
 9. If the subdivision is located in more than one municipality, the Board shall have a joint meeting with the Planning Board of the adjacent municipality to discuss the Plan.
 10. The Board, within 30 days from the public hearing or within 60 days of receiving a complete application, if no hearing is held, shall make findings of fact, and conclusions relative to the standards contained in Title 30, MRSA S4956, subsection 3 and in these Ordinances. If the Board finds that all standards of the Statute and these Ordinances have been met, they shall approve the Final Plan. If the Board finds that any of the standards of the Statute and these Ordinances have not been met, the Board shall either deny the application or approve the application with conditions to ensure all of the standards will be met by the subdivision. The reasons for any conditions shall be stated in the records of the Board.

B. SUBMISSIONS:

The Final Plan shall consist of 1 or more maps or drawings drawn to a scale of not more than 100 feet to the inch. Plans for subdivisions containing more than 100 acres may be drawn at a scale of no more than 200 feet to the inch. Plans shall be no larger than 24 by 36 inches in size, and shall have a margin of 2 inches outside of the border line on the left side for binding and a 1 inch margin outside the border along the remaining sides. Space shall be reserved thereon for endorsement by the Board. One reproducible, stable-based transparent original, to be recorded at the Registry of Deeds and 3 copies of the plan shall be submitted. In addition, one copy of the Final Plan, reduced to a size of 8½ by 11 inches, and all accompanying information shall be mailed to each Board member no less than 7 days prior to the meeting. (continued on page 12)

The application for approval of the Final Plan shall include the following information:

1. Proposed name of the subdivision and the name of the municipality in which it is located, plus the Assessor's Map and Lot numbers.
2. An actual field survey of the boundary lines of the tract, giving complete descriptive data by bearings and distances, made and certified by a licensed land surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall indicate the type of monument set or found at each at each lot corner.
3. The number of acres within the proposed subdivision, location of property lines, existing buildings, watercourses, and other essential existing physical features.
4. Indication of the type of sewage disposal to be used in the subdivision. When sewage disposal is to be accomplished by connection to the public sewer, a written statement from the Sewer District indicating the District has reviewed and approved the sewerage design shall be submitted.
5. Indication of the type of water supply system(s) to be used in the subdivision.
 - a) When water is to be supplied by public water supply, a written statement from the servicing water district shall be submitted indicating the district has reviewed and approved the water system design. A written statement shall be submitted from the Fire Chief approving all hydrant locations or other fire protection measures deemed necessary.
 - b) When water is to be supplied by private wells evidence of adequate ground water supply and quality shall be submitted by a written statement from either a well driller familiar with the area or a hydrologist if the Board deems it necessary.
6. The date the Plan was prepared, magnetic and true north point, graphic map scale, names and addresses of the record owner, subdivider, and individual or company who prepared the plan.
7. The location of any zoning boundaries affecting the subdivision.
8. The location and size of existing and proposed sewers, water mains, culverts, and drainage ways on or adjacent to the property to be subdivided.
9. The location, names, and present widths of existing and proposed streets, highways, easements, building lines, parks, and other open spaces on or adjacent to the subdivision. The plan shall contain sufficient data to allow the location, bearing, and length of every street line, lot line, and boundary line to be readily determined and be reproduced upon the ground. These lines shall be tied to reference points previously established. The length of all straight lines, the deflection angles radii, length of curves, and central angles of curves, tangent distances, and tangent bearings for each street shall be included.
10. The width and location of any streets or public improvements shown upon the Official Map and the Comprehensive Plan, if any, within the subdivision.
11. All parcels of land proposed to be dedicated to public use and the conditions of such dedication. Written offers of cession to the municipality of all public open spaces shown on the Plan, and copies of agreements or other documents showing the manner in which open spaces to be retained by the developer or lot owners are to be maintained shall be submitted. If open space or other land is to be offered to the municipality, written evidence that the Planning Board members are satisfied with the legal sufficiency of the written offer of cession shall be included.
12. A list of construction items with cost estimates that will be completed by the developer prior to the sale of lots. A separate list of construction and

(continued on page 13)

maintenance items, with both capital and annual operating cost estimates, that must be financed by the municipality, or quasi-municipality districts. These lists shall include but not be limited to:

Schools, including busing
Street maintenance and snow removal
Police and fire protection
Solid waste disposal
Recreation Facilities
Storm water drainage
Wastewater treatment
Water supply

The developer shall provide an estimate of the net increase in taxable assessed valuation at the completion of the construction of the subdivision.

13. If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan.

C. FINAL APPROVAL AND FILING:

1. No plan shall be approved by the Planning Board as long as the subdivider is in default on a previously approved Plan.
 2. Upon findings of fact and determination that all standards in Title 30, MRSA S4956, subsection 3, and these Ordinances have been met, and upon voting to approve the subdivision, the Board shall sign the Final Plan. The Board shall specify in writing it's findings of facts and reasons for any conditions or denial. One copy of the signed plan shall be retained by the Board as part of it's permanent records. One copy of the signed plan shall be forwarded to the Tax Assessor. One copy of the signed plan shall be forwarded to the Code Enforcement Officer. Any subdivision not recorded in the Registry of Deeds within 90 days of the date upon which the plan is approved and signed by the Board shall become null and void.
 3. At the time the Board grants Final Plan approval, it may permit the Plan to be divided into 2 or more sections subject to any conditions the Board deems necessary in order to insure the orderly development of the Plan. If any municipal or quasi-municipal department head notified of the proposed subdivision informs the Board that their department or district does not have adequate capital facilities to service the subdivision, the Board shall require the Plan to be divided into 2 or more sections subject to any conditions the Board deems necessary in order to allow the orderly planning, financing and provision of public services to the subdivision. If the superintendent of schools indicates that there is less than 10% excess classroom capacity existing in the school(s) which will serve the subdivision, in considering previously approved, but not yet built, subdivisions, the board shall require the Plan to be divided into sections to prevent classroom overcrowding.
 4. No changes, erasures, modifications, or recisions shall be made in any Final Plan after approval has been given by the Planning Board and endorsed in writing on the Plan, unless the revised Final Plan is first submitted and the Board approves any modifications, except in accordance with Section 9,A,3. The Board shall make findings that the revised plan meets the standards of Title 30, MRSA S4956, subsection 3, and these regulations. In the event that a Plan is recorded without complying with this requirement, it shall be considered null and void, and the Board shall institute proceedings to have the Plan stricken from the records of the Registry of Deeds.
 5. The approval by the Board of a subdivision plan shall not be deemed to constitute or be evidence of any acceptance by the municipality of any street, easement or other open space shown on such plan. When a park, playground, or other recreation area shall have been shown on the plan to be dedicated to the municipality, approval of the Plan shall not constitute an acceptance by the
- (continued on page 14)

municipality of such areas. The Board shall require the Plan to contain appropriate notes to this effect. The Board may also require the filing of a written agreement between the applicant and the Planning Board covering future deed and title, dedication, and provision for the cost of grading, development, equipment, and maintenance of any such dedicated area.

6. Failure to commence substantial construction of the subdivision within two years of the date of approval and signing of the Plan shall render the Plan null and void. Upon determining that a subdivision's approval has expired under this paragraph, the Board shall have a notice placed in the Registry of Deeds to that effect.

SECTION 9. ENFORCEMENT

The subdivider shall, prior to commencing construction, be responsible for coordinating a meeting to be held in the Union Town Office to which the Code Enforcement Officer, the Road Commissioner, and representatives of all utilities, water and sanitary districts shall be invited to attend. The subdivider shall present the construction program and schedule to those present at that meeting.

A. INSPECTION OF REQUIRED IMPROVEMENTS:

1. At least 5 days prior to commencing each major phase of construction or required improvements, the subdivider or builder shall notify the Code Enforcement Officer in writing of the time when he proposes to commence construction of such improvements, so that the Municipal Officers can cause inspection to be made to assure that all municipal specifications and requirements shall be met during the construction of required improvements, and to assure the satisfactory completion of improvements and utilities required by the Board.
2. If the inspecting official finds upon inspection of the improvements that any of the improvements have not been constructed in accordance with the plans and specifications filed by the subdivider, he shall so report in writing to the Municipal Officers shall take any steps necessary to preserve the municipality's rights.
3. If at any time before or during the construction of the required improvements, it appears to be necessary or desirable to modify the required improvements, the inspecting official is authorized to approve minor modifications due to unforeseen circumstances such as encountering hidden outcrops of bedrock, natural springs, etc. The inspecting official shall issue any approval under this section in writing and shall transmit a copy of the approval to the Board. Revised plans shall be filed with the Town. For major modifications, such as relocation of rights-of-ways, property boundaries, changes of grade by more than one percent, etc., the subdivider shall obtain permission to modify the plans from the Board.
4. Prior to the sale of any lot, the subdivider shall provide the Board with a letter from a Registered Land Surveyor, stating that all monumentation shown on the plan has been installed.
5. Upon completion of street construction and prior to a vote by the Municipal Officers to submit a proposed Town way to a Town meeting, a written certificate signed by a professional engineer registered in the State of Maine shall be submitted to the Municipal Officers at the expense of the applicant, certifying that the proposed town way meets or exceeds the design and construction requirements of these regulations. If there are any underground utilities, the servicing utility shall certify in writing that they have been installed in a manner acceptable to the utility.
6. The subdivider or builder shall be required to maintain all improvements and provide for snow removal on streets and sidewalks until acceptance of the improvements by the municipality.

B. VIOLATIONS AND ENFORCEMENT

1. A plan of a division of land within the municipality which would constitute a subdivision shall be recorded in the Registry of Deeds until a Final Plan has been approved by the Board in accordance with these regulations.
2. No person, firm, corporation or other legal entity may convey, offer or agree to convey any land in a subdivision which has not been approved by the Board and recorded in the Registry of Deeds.
3. No person, firm, corporation or other legal entity may convey, offer or agree to convey any land in an approved subdivision which is not shown on the Final Plan as a separate lot.
4. Any person, firm, corporation or other legal entity who conveys, offers or agrees to convey any land in a subdivision which has not been approved as required by these regulations shall be punished by a fine of not less than \$100.00, and not more than \$2,500.00 for each such conveyance, offering or agreement. The Municipality may institute proceedings to enjoin the violation of this Section, and may collect attorney's fees and court costs if it is the prevailing party.
5. No public utility, water district, sanitary district or any utility company of any kind shall serve any lot in a subdivision for which a Final Plan has not been approved by the Board.
6. Development of a subdivision without Board approval shall be a violation of law. Development includes grading or construction of roads, grading of land or lots, or construction of buildings which require a Final Plan approved as provided in these regulations and recorded in the Registry of Deeds.
7. No lot in a subdivision may be sold, leased, or otherwise conveyed before the street upon which the lot fronts is completed in accordance with these regulations up to and including the entire frontage of the lot. No unit in a multi-family development shall be occupied before the street upon which the unit is accessed is completed in accordance with these regulations.

SECTION 10. GENERAL STANDARDS (MAJOR AND MINOR)

In reviewing applications for a subdivision, the Board shall consider the following general standards and make findings in writing that each has been met prior to the approval of a Final Plan. In all instances the burden of proof shall be upon the applicant.

A. CONFORMANCE WITH COMPREHENSIVE PLAN:

All proposed subdivisions shall be in conformity with the Comprehensive Plan or policy statement of the municipality and with the provisions of all pertinent State and local codes and ordinances.

B. RETENTION OF OPEN SPACES AND NATURAL OR HISTORIC FEATURES:

1. In any subdivision larger than 35 acres, or more than 20 lots or dwelling units, the developer shall provide up to 10% of his total area as open space. In any subdivision 35 acres or less, the Board shall request the developer to provide up to 10% of his total area as open space. The developer may instead make a payment in-lieu-of dedication into a municipal land acquisition fund.
2. Land reserved for open space purposes shall be of a character, configuration and location suitable for the particular use intended. A site intended to be used for active recreation purposes, such as a playground or a play field, should be relatively level and dry, have a total frontage on one or more streets of at least 200 feet, and have no major dimensions of less than 200 feet. Sites selected primarily for scenic or passive recreation purposes shall have such access as the Board may deem suitable and no less than 25 feet of road frontage. The configuration of such sites shall be deemed adequate by the Board with regard to scenic attributes to be preserved, together with sufficient areas for trails, lookouts, etc., where necessary and appropriate.
3. Reserved land acceptable to the Board and subdivider may be dedicated to the municipality as a condition of approval.

Sec. 10, B (cont')

4. Land reservation shall be calculated on a basis of 1300 square feet per dwelling units proposed, or 10 acres per 100 dwelling units. Where land is not suitable or is insufficient in amount, a payment-in-lieu of dedication shall be calculated at the market value of land at the time of the subdivision, as determined by the municipal tax assessor, and deposited into a municipal land acquisition or improvement fund.
5. The Board may require that the development plans include a landscape plan that will show the preservation of any existing trees larger than 24 inches diameter breast height, the replacement of trees and vegetation, graded contours, streams and the preservation of scenic historic or environmentally significant areas. Cutting of trees on the northerly borders of lots should be avoided as far as possible, to retain a natural wind buffer.

C. LOTS:

1. Lots shall meet the minimum requirements of the Land Use Ordinance for the zoning district in which they are located. Additionally, lots of subdivisions within Rural District #4 having frontage on the St. George River shall have such shore frontage and lot depth as to meet the standards of Title 30, MRSA, Section 4956, 3, L. Lot configuration should be designed to maximize use of Solar energy on building sites with suitable orientation.
2. Lots with multiple frontages shall be avoided whenever possible. When lots do have frontage on two or more roads, the plan, and deed restrictions shall indicate vehicular access shall be located only on the less traveled way.
3. Wherever possible, side lot lines shall be perpendicular to the street.
4. The subdivision of tracts into parcels with more than twice the required minimum lot size shall be laid out in such a manner as either to provide for or preclude future resubdivision. Where public utilities could be extended to the subdivision in the foreseeable future, the subdivision shall be designed to accommodate the extensions of utilities.
5. If a lot on one side of a stream, road or other similar barrier fails to meet the minimum requirements for lot size, it may not be combined with a lot on the other side of the stream, or road to meet the minimum lot size.
6. The ratio of lot length to width shall not be more than three to one (3:1).

D. UTILITIES:

1. Utilities shall be installed underground except as otherwise approved by the Board.
2. Underground utilities shall be installed prior to the installation of the final gravel base of the road.
3. The size, type and location of street lights, electric and gas lines, telephone, and other utilities shall be shown on the plan and approved by the Board.

E. REQUIRED IMPROVEMENTS:

The following improvements are required for all subdivisions unless waived by the Board in accordance with provisions of these regulations.

1. MONUMENTS

- a) Iron monuments shall be set at all street intersections and points of curvature, but no further than 750 feet apart along street lines without curves or intersections.
- b) Iron monuments shall be set at all corners and angle points of the subdivision boundaries where the interior angle of the subdivision boundaries is 135 degrees or less.
- c) Iron monuments shall be a minimum of 5/8 inch diameter and 4 feet in length, and set in the ground at final grade level.

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Sec. 10, E (cont')

- d) All other subdivision boundary corners and angle points, as well as all lot boundary corners and angle points shall be marked by suitable monumentation.

2. WATER SUPPLY

- a) When a subdivision is to be served by a public water system, the complete supply system, including fire hydrants, shall be installed at the expense of the subdivider.
 - 1) The subdivider shall provide a written statement from the servicing water company or district that adequate water for both domestic and fire fighting purposes can be provided without placing an undue burden on the source, treatment facilities or distribution system involved. The subdivider shall be responsible for paying the costs of system improvements necessary to serve the subdivision.
 - 2) The size and location of mains, gate valves, hydrants, and service connections shall be reviewed and approved in writing by the servicing water company or district and the Fire Chief.
- b) When the location of a subdivision does not allow for a financially reasonable connection to a public water supply system, the Planning Board may allow the use of individual wells or a private community water system.
 - 1) Dug wells shall be permitted only if it is demonstrated to be not economically feasible to develop other ground water sources, and shall be constructed so as to prevent infiltration of surface water into the well. Unless otherwise permitted by the Board, the subdivider shall prohibit dug wells by deed restrictions and a note on the plan.
 - 2) If a central water supply system is provided by the subdivider, the location and protection of the source, and the design, construction and operation of the system shall conform to the standards of the Maine Rules Relating to Drinking Water.
 - 3) The subdivider shall construct ponds and dry hydrants to provide for adequate water storage for fire-fighting purposes. An easement shall be granted to the municipality granting access to the dry hydrants where necessary.

3. SEWAGE DISPOSAL

Public System

- a) A sanitary sewer system shall be installed at the expense of the subdivider when there is a public sanitary sewer line located within one thousand (1000) feet of the proposed subdivision at its nearest point. The sewer district shall certify that providing service to the proposed subdivision is within the capacity of the system's collection and treatment system.
- b) The sewer district shall review and approve in writing the construction drawings for the sewage system.

4. SURFACE DRAINAGE

- a) Where a subdivision is traversed by a stream, river, or surface water drainageway, or where the Board feels that surface water runoff to be created by the subdivision should be controlled, there shall be provided easements or drainage rights-of-way with swales, culverts, catch basins or other means of channelling surface water within the subdivision and over other properties. This stormwater management system shall be designed by a Registered Professional Engineer.
- b) Drainage easements for existing water-courses or proposed drainage ways shall be provided and indicated on the plan at least thirty (30) feet wide, conforming substantially with the lines of existing natural drainage.
- c) The developer shall provide a statement from the designing engineer that the proposed subdivision will not create erosion, drainage or runoff problems either in the subdivision or in other properties. Where the peak runoff from the subdivision onto other properties is increased either in volume or duration, easements from the abutting property owners, allowing such additional discharge shall be obtained.
- d) A storm water drainage plan, showing ditching, culverts, storm drains, easements, and other proposed improvements, meeting the standards of Section 11.4, shall be submitted.

F. LAND FEATURES

1. Topsoil shall be considered part of the subdivision and shall not be removed from the site except for surplus topsoil from roads, parking areas, and building excavations.
2. Except for normal thinning, landscaping, and cutting trees to provide access to direct sunlight, existing vegetation shall be left intact to prevent soil erosion. The Board shall require a developer to take measures to correct and prevent soil erosion in the proposed subdivision.

G. CLUSTER DEVELOPMENT

1. PURPOSE

The purpose of these provisions is to allow for innovative concepts of housing development where maximum variations of design may be allowed, provided that the net residential density shall be no greater than is permitted in the Zoning District in which the development is proposed. To this end, the layout, and dimensional requirements of the Zoning Ordinance may be altered without restriction except height limitations.

2. BASIC REQUIREMENTS

- a) All the requirements and standards of these Ordinances, except those dealing with lot layout and dimensions shall be met.
- b) The minimum area of land in a cluster development shall be ten (10) acres, except where there is public water and sewer.
- c) The plan shall indicate the location of all proposed roads, structures, parking areas, footpaths and common open space.
- d) No building shall be constructed on soil types classified by the S.C.S. as being poorly or very poorly drained.
- e) Where a cluster development abuts a waterbody, a portion of the shoreline, as well as reasonable access to it, shall be part of the common land.
- f) In cluster developments with individual lot sizes of 20,000 square feet or less, all dwelling units shall be connected to a common water supply and distribution system, either public or private.
- g) In cluster developments with individual lot sizes of 20,000 square feet or less, all dwelling units shall be connected to a public sewer system or to a central collection and treatment system.
- h) Buildings shall be oriented with respect to scenic vistas, natural landscape features, topography, south-facing slopes, and natural drainage areas, in accordance with an overall plan for site development and landscaping.

H. DEDICATION AND MAINTENANCE OF COMMON OPEN SPACE AND SERVICES

- 1. All common land shall be owned jointly or in common and undivided by the owners of the dwelling units by means of a home-owners association, by an association which has as its principal purpose the conservation or preservation of land in essentially its natural condition, or by the municipality.
- 2. Further subdivision of the common land or its use for other than non-commercial recreation or conservation purposes, except

for easements for underground utilities, shall be prohibited. Structures and buildings accessory to non-commercial recreational or conservation uses may be erected on the common land.

3. The common open space shall be shown on the Final Plan with appropriate notation on the plan to indicate that:
 - a) It shall not be used for future building lots; and
 - b) A part or all of the common open space may be dedicated for acceptance by the municipality.
4. If any or all of the common open space and services are to be reserved for use by the residents, the by-laws of the proposed homeowners association shall specify maintenance responsibilities and shall be submitted to the Board prior to Final Plan approval.
5. Covenants for mandatory membership in the homeowners association setting forth the owner's rights, interests, and privileges in the association and the common property, shall be reviewed by the Board and included in the deed for each lot or dwelling.
6. The homeowners association shall have the responsibility of maintaining the common property.
7. The association shall levy annual charges against all owners of dwelling units to defray the expenses connected with the maintenance of common property and tax assessments.
8. The developer or subdivider shall maintain control of the common property, and be responsible for its maintenance until development sufficient to support the association has taken place.

I. CONSTRUCTION IN FLOOD HAZARD AREAS

When any part of a subdivision is located in a special flood hazard area as identified by the Federal Emergency Management Agency, the plan shall indicate that all principal structures on lots in the subdivision shall be constructed with their lowest floor, including the basement, at least one (2) feet above the 100-year flood elevation, and all construction must conform to Article 8 of Floodplain Management Ordinance enacted March 9, 1987. Such a restriction shall be included in the deed to any lot which is included or partially included in the flood hazard area.

A. GENERAL REQUIREMENTS

1. The Board shall not approve any subdivision plan unless proposed streets and storm water management systems are designed in accordance with any local ordinance or the specifications contained in these regulations. Approval of the Final Plan by the Board, shall not be deemed to constitute or be evidence of acceptance by the municipality of any street or easement.
2. Subdividers shall submit to the Board, as part of the Final Plan, detailed construction drawings showing a plan view, profile, and typical cross-section of the proposed streets. The plans shall include the following information:
 - a) Date, scale, and magnetic or true north point.
 - b) Intersections of the proposed street with existing streets.
 - c) Roadway and right-of-way limits including edge of pavement, edge of shoulder, sidewalks, and curbs.
 - d) Kind, size, location, material, profile and cross-section of all existing and proposed drainage structures and their location with respect to the existing natural waterways and proposed drainage ways.
 - e) Complete curve data shall be indicated for all horizontal and vertical curves.
 - f) Turning radii at all intersections.
 - g) Center line gradients.
 - h) Locations of all existing and proposed overhead and underground utilities, to include but not be limited to water, sewer, electricity, telephone, lighting, and cable vision.
3. Upon receipt of plans for a proposed public street the Board shall forward one (1) copy to the Municipal Officers and (1) copy to the Road Commissioner, for review and comment. Plans for streets which are not proposed to be accepted by the Municipality shall be sent to the Municipal Officers for review and comment.

B. STREET DESIGN STANDARDS

1. These design standards shall be met by all streets within subdivisions, and shall control the roadway, shoulders, curbs, sidewalks, drainage systems, culverts, and other appurtenances.
2. Streets shall be designed to discourage through traffic within a residential subdivision.

3. Wherever existing or other proposed streets, topography, and public safety permit, streets shall run in east-west directions to maximize access for solar energy utilization. The character, extent, width, and grade of all streets shall be considered in their relation to existing or planned streets.
4. Reserve strips controlling access to streets shall be prohibited except where their control is definitely placed in the municipality.
5. Where a subdivision borders an existing narrow street (not meeting the width requirements of the standards for streets in these Ordinances), or when the Comprehensive Plan indicates plans for realignment or widening of a road that would require use of some of the land in the subdivision, the plan shall indicate reserved areas for widening or realigning the road marked "Reserved for Road Realignment and Paving (Widening) Purposes." Land reserved for such purposes may not be included in computing lot area or setback requirements of the Zoning Ordinance. When such widening or realignment is indicated on the Official Map, the reserve area shall not be included in any lot, but shall be reserved to be deeded to the municipality or State.
6. Where a major subdivision abuts or contains an existing or proposed arterial street, no residential lot may have vehicular access directly on to the arterial street. This requirement shall be noted on the Plan and in the deeds of any lot with frontage on the arterial street.
7. Where a major subdivision abuts or contains an existing or proposed arterial street, no residential lot may have vehicular access directly on to the arterial street. This requirement shall be noted on the Plan and in the deeds of any lot with frontage on the arterial street.
8. The following design standards apply according to street classification:

DESCRIPTION	TYPE OF STREET			
	ARTERIAL	COLLECTOR	MINOR	PRIVATE RIGHT OF WAY
Minimum right of way	50'	50'	50'	50'
Minimum Pavement Width	24'	24'	20'	12'
Sidewalk Width	4'	4'	4'	N/A
Minimum Grade	0.5%	0.5%	0.5%	N/A
Maximum Grade	5%	6%	8%	10%
Minimum Centerline Radius	230'	230'	150'	N/A
Minimum Tangent between curves or reverse alignment	200'	200'	100'	N/A
Roadway Crown	1/4"FT.	1/4"FT.	1/4"FT.	N/A
Minimum angle of street intersections	90(deg)	90(deg)	90(deg)	90(deg)
Maximum grade within 75 ft. of intersection	2%	2%	2%	N/A
Minimum curb radii at intersections	30'	20'	15'	N/A
Minimum r/o/w radii at intersections	20'	10'	10'	10'
Minimum width of shoulders (each side)	3'	3'	3'	3'

9. The centerline of the roadway shall be the centerline of the right-of-way.

10. Dead End Streets. In addition to the design standards above, dead-end streets shall be constructed to provide a cul-de-sac turn-around with the following requirements for radii: Property line 65 ft; outer edge of pavement 50'. The Board may require the reservation of a twenty (20) foot easement in line with the street to provide continuation of pedestrian traffic or utilities to the next street. The Board may also require the reservation of a fifty (50) foot easement in line with the street to provide continuation of the road where future subdivision is possible.

11. GRADES, INTERSECTIONS, AND SIGHT DISTANCES

- a. Grades of all streets shall conform in general to the terrain, so that cut and fill are minimized while maintaining the grade standards above.
- b. All changes in grade shall be connected by vertical curves to provide for the minimum sight distances below.
- c. Where new street intersections or driveway curb-cuts are proposed, sight distances, as measured along the road onto which traffic will be turning, shall be based upon the posted speed limit and conform to the table below.

POSTED SPEED LIMIT (MPH)	25	30	35	40	45	50	55
SIGHT DISTANCE	250	300	350	400	450	500	550

Where necessary, corner lots shall be cleared of all growth and sight obstructions, including ground excavation, to achieve the required visibility.

- d. Cross (four-cornered) street intersections shall be avoided insofar as possible, except as shown on the Comprehensive Plan or at other important traffic intersections. A minimum distance of two hundred (200) feet shall be maintained between center lines of side streets.

12. Where installed, sidewalks shall meet these minimum requirements.

a. Bituminous Sidewalks.

1. The Gravel aggregate sub-base course shall be no less than twelve (12) inches thick.
2. The crushed aggregate base course shall be no less than two (2) inches thick.
3. The hot bituminous pavement surface course shall be no less than two (2) inches after compaction.

b. Portland Cement Concrete Sidewalks.

1. The sand base shall be no less than six (6) inches thick.
2. The Portland Cement concrete shall be reinforced with six (6) inch square, number ten (10) wire mesh and shall be no less than four (4) inches thick.

13. Where installed, curbing shall be granite, concrete, or butuminous, concrete, and shall be installed on a thoroughly compacted gravel base of six (6) inches minimum thickness. The specified pavement width above shall be measured between the curbs.

C. STREET CONSTRUCTION STANDARDS

1. Minimum thickness of material after compaction:

<u>STREET MATERIALS</u>	<u>MINIMUM REQUIREMENTS</u>			
	<u>ARTERIAL</u>	<u>COLLECTOR</u>	<u>MINOR</u>	<u>PRIVATE RIGHT OF WAY</u>
Aggregate Sub-base				
Course (max. size stone 4")	18"	18"	18"	12"
Crushed Aggregate Base Course	4"	3"	3"	3"
Hot Bituminous Pavement:				
Total thickness	3"	3"	3"	
Surface Course	1"	1"	1"	
Base Course	2"	2"	2"	

2. Preparation.

- a. Before any clearing has started on the right-of-way, the center line and side lines of the new road shall be staked or flagged at fifty (50) foot intervals.
- b. Before grading is started, the entire right-of-way, other than trees and vegetation intended for preservation, shall be cleared of all stumps, roots, brush, and other objectionable material. All ledge, large boulders, and tree stumps shall be removed from the roadway.

3. All organic materials shall be removed to a depth of two feet below the subgrade of the roadway. Rocks, ledge, and boulders shall also be removed to a depth of two (2) feet below the subgrade of the roadway. On soils which have been identified as not suitable for roadways, the subsoil shall be removed from the street site to a depth of two (2) feet below the subgrade and replaced with material meeting the specifications for gravel aggregate sub-base below.
4. Side slopes shall be no steeper than a slope of three feet horizontal to one (1) foot vertical, and shall be graded, limed, fertilized, and seeded according to the specifications of the erosion and sedimentation control plan.
5. All underground utilities shall be installed prior to paving to avoid cuts in the pavement. Building sewers and water service connections shall be installed to the edge of the right-of-way prior to paving.

3. BASES AND PAVEMENT

a. Bases.

The Aggregate Base Course shall be sand or gravel of hard durable particles free from vegetative matter, lumps or balls of clay and other deleterious substances.

b. Pavement Joints.

Where pavement joins an existing pavement, the existing pavement shall be cut along a smooth line and form a neat, even, vertical joint.

c. Curbs and Gutters.

1. Street curbs and gutters shall be installed as required by the Board.
2. Curbs shall be vertical except when sloped curbs are specifically allowed by the Board.

d. Pavements.

1. Minimum standards for the base layer of pavement shall be the M.D.O.T. specifications for plant mix grade C with an aggregate size of no more than one (1) inch maximum.
2. Minimum standards for the surface layer of pavement shall meet the M.D.O.T. specifications for plan mix grade C with an aggregate size no more than 3/4 inch maximum.

D. STORM WATER MANAGEMENT DESIGN STANDARDS

1. Adequate provision shall be made for disposal of all storm water generated within the subdivision, and any drained ground water through a management system of swales, culverts, underdrain, and storm drains. The storm water management system shall be designed to conduct storm water flows to existing watercourses or storm drains.

- a. All components of the storm water management system shall be designed to meet the criteria of a twenty-five (25) year storm based on rainfall data for West Rockport, Maine.
 - b. The minimum pipe size for any storm drainage pipe shall be twelve (12) inches. Maximum trench width at the pipe crown shall be the outside diameter of the pipe plus two (2) feet. Pipe shall be bedded in a fine granular material, containing no stones larger than three (3) inches, lumps of clay, or organic matter, reaching a minimum of six (6) inches below the bottom of the pipe extending to six (6) inches above the top of the pipe.
 - c. Catch basins shall be installed where necessary.
 - d. Outlets shall be stabilized against soil erosion by stone riprap or other suitable materials to reduce storm water velocity.
2. The storm water management system shall be designed to accomodate upstream drainage, taking into account existing conditions and approved or planned developments not yet built and shall include a surplus design capacity factor of twenty-five (25%) percent for potential increases in upstream runoff.
 3. Downstream drainage requirements shall be studied to determine the effect of the proposed subdivision. The storm drainage shall not overload existing or future planned storm drainage systems downstream from the subdivision. The subdivider shall be responsible for financing any improvements to existing drainage systems required to handle the increased storm flows.
 4. Wherever the storm drainage system is not within the right-of-way of a public street, perpetual easements shall be provided to the Town allowing maintenance and improvement of the system.
 5. Where soils require a subsurface drainage system, the drains shall be installed and maintained separately from the storm water drainage system.

E. STORM DRAINAGE CONSTRUCTION STANDARDS

1. Materials

- a. Reinforced Concrete Pipe shall meet the requirements of ASTM Designation C-76 (AASHTOM 170). Pipe classes shall be required to meet the soil and traffic loads with a safety factor of 1.2 on the .01 inch crack strength with a Class B bedding. Joints shall be of the rubber gasket type meeting ASTM Designation C 443-70, or of an approved preformed plastic jointing material such as "Ramnek". Perforated Concrete Pipe shall conform to the requirements of AASHTOM 175 for the appropriate diameters.

- b. Corrugated Metal Pipe shall be meeting the requirements of AASHTO Designation M 190 Type C for iron or steel pipe or AASHTO Designation M 196 for aluminum alloy pipe for sectional dimensions and type. Pipe guage shall be as required to meet the soil and traffic loads with a deflection of not more than five (5%) percent.
 - c. ABS (Acrylonitrile-butadiene-styrene) composite pipe and fittings shall conform to the requirements of AASHTO M 264 and AASHTO M 265. Perforated pipe shall conform to the requirements of AASHTO M 36, Type 111.
 - d. Corrugated Plastic Pipe shall conform to the requirements of AASHTO M-252.
 - e. Manholes shall be of precast concrete truncated cone section construction meeting the requirements of ASTM Designation C 478 or precast concrete manhole block construction meeting the requirements of ASTM Designation C 139, radial type. Bases may be cast in place 3,000 psi 28 day strength concrete or may be of precast concrete, placed on a compacted foundation of uniform density. Metal frames and traps shall be set in a full mortar bed and with tops shall conform to the requirements of AASHTO M 103 for carbon steel castings, AASHTO M 105, Class 30 for gray iron castings or AASHTO M 183 (ASTM A 283, Grade B or better) for structural steel.
 - f. Catch Basins shall be of precast concrete truncated cone section construction meeting the requirements of ASTM Designation C 478 or precast concrete manhole block construction meeting the requirements of ASTM Designation C 139, radial type. Castings shall be square cast iron sized for the particular inlet condition with the gratings perpendicular to the curb line. Bases may be cast in place 3,000 psi 28 day strength concrete or may be of precast concrete, placed on a compacted foundation of uniform density. Metal frames and traps shall be set in a full mortar bed and with tops shall conform to the requirements of AASHTO M 103 for carbon steel castings, AASHTO M 105, Class 30 for gray iron castings or AASHTO M 183 (ASTM A 283, Grade B or better) for structural steel.
- 2. Drain inlet alignment shall be straight in both horizontal and vertical alignment unless specific approval of a curvilinear drain is obtained in writing from the Board, after consultation with the Municipal Officer.
 - 3. Manholes shall be provided at all changes in vertical or horizontal alignment and at all junctions. On straight runs, manholes shall be placed at a maximum of 400 foot intervals.

3. Upon completion each catch basin or manhole shall be cleaned of all accumulation of silt, debris or foreign matter and shall be kept clean until final acceptance.

F. ADDITIONAL IMPROVEMENTS AND REQUIREMENTS

1. Erosion Control. The procedures outlined in the erosion and sedimentation control plan shall be implemented during the site preparation, construction and clean-up stages.
2. Cleanup. Following street construction, the developer or contractor shall conduct a thorough clean-up of stumps and other debris from the entire street right-of-way. If onsite disposal of the stumps and other debris is proposed, the site shall be indicated on the Plan, and be suitably covered with fill and topsoil, limed, fertilized, and seeded.
3. Street Names, Signs, and Lighting. Streets which join and are in alignment with streets of abutting or neighboring properties shall bear the same name. Names of new streets shall not duplicate, nor bear phonetic resemblance to the names of existing streets within the Municipality, and shall be subject to the approval of the Board. No street name shall be the common given name of a person. The developers shall reimburse the Municipality for the costs of installing street name, traffic safety and control signs. Street lighting shall be installed as approved by the Board.

G. CERTIFICATION OF CONSTRUCTION

Upon completion of street construction and prior to a vote by the Municipal Officers to submit a proposed public way to the legislative body, a written certification signed by a professional engineer registered in the State of Maine shall be submitted to the Municipal Officers at the expense of the applicant, certifying that the proposed way meets or exceeds the design and construction requirements of these regulations. "As built" plans shall be submitted to the Municipal Officers.

SECTION 12.

PERFORMANCE GUARANTEES

- A. TYPES OF GUARANTEES: With submittal of the application for Final Plan approval, the subdivider shall provide one of the following performance guarantees for an amount adequate to cover the total construction costs of all required improvements, taking into account the time-span of the construction schedule and the inflation rate for construction costs.
1. Either a certified check payable to the Town or a savings account or certificate of deposit naming the Town as owner, for the establishment of an escrow account;
 2. A performance bond payable to the Town issued by a surety company, approved by the Municipal Officers;
 3. An irrevocable letter of credit from a financial institution establishing funding for the construction of the subdivision, from which the Town may draw if construction is inadequate, approved by the Municipal Officers; or
 4. An offer of conditional approval limiting the number of units built or lots sold until all required improvements have been constructed.

The conditions and amount of the performance guarantee shall be determined by the Board.

- B. CONTENTS OF GUARANTEE: The performance guarantee shall contain a construction schedule, cost estimates for each major phase of construction taking into account inflation, provisions for inspections of each phase of construction, provisions for the release of part or all of the performance guarantee to the developer, and a date after which the developer will be in default and the Town shall have access to the funds to finish construction.
- C. ESCROW ACCOUNT: A cash contribution to the establishment of an escrow account shall be made by either a certified check made out to the municipality, the direct deposit into a savings account, or the purchase of a certificate of deposit. For any account opened by the subdivider, the municipality shall be named as owner or co-owner, and the consent of the municipality shall be required for a withdrawal. Any interest earned on the escrow account shall be returned to the subdivider unless the municipality has found it necessary to draw on the account, in which case the interest earned shall be proportionately divided between the amount returned to the subdivider and the amount withdrawn to complete the required improvements.
- D. PERFORMANCE BOND: A performance bond shall detail the conditions of the bond, the method for release of the bond or portions of the bond to the subdivider, and the procedures for collection by the municipality. The bond documents shall specifically reference the subdivision for which approval is sought.

- E. LETTER OF CREDIT: An irrevocable letter of credit from a bank or other lending institution shall indicate that funds have established for the construction of the subdivision and may not be used for any other project or loan.
- F. PHASING OF DEVELOPMENT: The Board may approve plans to develop a major subdivision in separate and distinct phases. This may be accomplished by limiting final approval to those lots abutting that section of the proposed subdivision street which is covered by a performance guarantee. When development is phased, road construction shall commence from an existing public way. Final approval of lots in subsequent phases shall be given only upon satisfactory completion of all requirements pertaining to previous phases.
- G. RELEASE OF GUARANTEE: Prior to the release of any part of the performance guarantee, the Board shall determine to its satisfaction, in part upon the report of whatever agencies and departments may be involved, that the proposed improvements meet or exceed the design and construction requirements for that portion of the improvements for which the release is requested.
- H. DEFAULT: If, upon inspection, the Code Enforcement Officer finds that any of the required improvements have not been constructed in accordance with the plans and specifications filed as part of the application, he shall so report in writing to the Municipal Officers, the Board and the subdivider or builder. The Municipal Officers shall take any steps necessary to preserve the Town's rights.
- I. PRIVATE ROADS: Where the subdivision streets are to remain private roads, the following words shall appear on the recorded plan.
- "ALL ROADS IN THIS SUBDIVISION SHALL REMAIN PRIVATE ROADS TO BE MAINTAINED BY THE DEVELOPER OR THE LOT OWNERS AND SHALL NOT BE ACCEPTED OR MAINTAINED BY THE TOWN".
- J. IMPROVEMENTS GUARANTEED: Performance guarantees shall be tendered for all improvements required by Section 10.7 of these regulations, as well as any other improvements required by the Board.

SECTION 13.

WAIVERS

- A. Where the Board makes written findings of fact that there are special circumstances of a particular lot proposed to be subdivided, it may waive portions of the submission requirements or the standards, unless otherwise indicated in the regulation, to permit a more practical and economical development, provided the public health, safety, and welfare are protected, and provided the waivers do not have the effect of nullifying the intent and purposes of the Comprehensive Plan, the Land Use Ordinance, or these Ordinances.

- B. Where the Board makes written findings of fact that due to special circumstances of a particular lot proposed to be subdivided, the provision of certain required improvements is not requisite to provide for the public health, safety, or welfare, or are inappropriate because of inadequate or lacking connecting facilities adjacent to or in proximity of the proposed subdivision, it may waive the requirement for such improvements, subject to appropriate conditions.
- C. In granting waivers to any of these regulations in accordance with Sections 13.1 and 13.2, the Board shall require such conditions as will assure the objectives of these Ordinances are met.

SECTION 14. APPEALS

- A. An aggrieved party may appeal any decision of the Board under these Ordinances to Knox County Superior Court.

SECTION 15. DEVELOPMENT IMPACT FEES

The Planning Board may require the applicant to participate in municipal infrastructure improvements. Where it appears that the proposed development will result in a negative impact or decline in the level of service of any existing municipal infrastructure system or service, the Planning Board shall assess and establish the applicant's level of participation in the improvement of that system or service. This will apply to a major subdivision or any developer who creates 4 or more lots in any one year.

- A. CONDUCTING THE ASSESSMENT: In conducting the assessment, the Planning Board shall consider the following:
 - 1. The status of the system and service in the comprehensive plan and capital improvement program relative to any planned improvements and scheduling.
 - 2. The net effect of the proposed development on the capacity of the infrastructure, indicating the percentage share caused by the development.
 - 3. A cost estimate for improvement of this infrastructure so as to meet the the increased demand, and a breakdown of the applicant's share of that cost.
 - 4. An assessment of municipal water and sewer system improvements provided by the appropriate agencies.
- B. IMPROVEMENT RESPONSIBILITIES: As soon as the applicant's share of infrastructure impact has been established by the Planning Board, the Board shall select the method in which the applicant must participate in the infrastructure improvement. The following alternatives are available:
 - 1. The applicant must agree to make the necessary infrastructure improvements, establish a construction schedule, and post a performance guarantee to cover all associated costs. The applicant may recover the improvement costs within 10 years after improvements are made. For the applicant to recover these costs, subsequent developments must realize a benefit by using the infrastructure improvements financed by the applicant. Cost reimbursement for the applicant shall be established as subsequent developments go through the site plan or subdivision review process. In arriving at the appropriate cost share for subsequent developments, the same process must be used.

(continued on page 32)

2. The Town must agree to complete the improvements. The applicant shall pay the required share of the cost to the Town at the time of approval of the final plan which shall be held in reserve fund until the improvement is completed in accordance as scheduled in the capital improvement program of the Town. If the improvement is not completed within 10 years, the fee, plus interest, must be returned to the applicant.

C. **COMMUNITY FACILITIES IMPACT ANALYSIS:** The Planning Board shall require the applicant to conduct a community facilities impact analysis which will consider the following demographic features:

1. Demographic Description: The analysis must identify the demographic market the project intends to serve, including:

- a. type of family;
- b. average family size;
- c. numbers and ages of children;
- d. anticipated time period to fill all units or lots.

Associated data, such as anticipated income levels, type of employment, and projected housing costs may also be presented to support projections associated with the above demographic description. If transfers from existing Town families and homes are expected, the impact on the secondary market must be projected. The basis for all projections must be provided.

2. Community Facilities Impact Analysis: Utilizing the above demographic data, the applicant shall conduct analysis of the following:

- a. Estimated impact on the sewage disposal system, including flow estimates and assessment of capacity;
- b. Estimated impact on the water system, including flow estimates and assessment of existing or potential water pressure;
- c. Estimated impact of traffic systems, including the impact of projected trips on flow characteristics and the impact of traffic on the immediate, existing road structures;
- d. Estimated impact on the school system;
- e. Estimated impact on public safety factors;
- f. Estimated impact on public works department, including solid waste disposal;
- g. Estimated impact on existing storm water management systems including flow and water quality;
- h. Estimated impact on the recreation resources and provisions of methods to meet proposed needs;
- i. Any other study deemed appropriate by the Planning Board.

Once these analysis have been completed, the applicant shall present appropriate projections and impact assessment to the appropriate Town agency for review and comment.

APPENDIX B

Sample Letter of Credit

Jane Planner, Chairman
Your Town Planning Board
Town Hall
Your Town, ME 04000

Dear Ms. Planner;

Re: Letter of Credit: Developer, Inc., Sunshine Estates, Your Town, Maine

This letter will confirm to Your Town that the Big Town Savings Bank has issued a loan commitment to Developer, Inc. for the purpose of constructing all required improvements in the "Sunshine Estates" subdivision.

Big Town Savings Bank will set aside \$230,000 in a Construction Escrow Account, for completion of the required improvements. This account can be drawn upon by Your Town in the event that Developer, Inc. fails to complete steps A through H listed below for Windy Road on or before (two years from date of Final Plan approval).

Approximate Length of road 2,350 feet:

A. Grub roadways full width of 50 feet - \$4/ft.	\$9,400
B. Shape sub-base and grade it - \$4/ft.	9,400
C. Install under drain culverts - \$16/ft.	37,600
D. Install sewer \$22/ft. x 2,050 plus pump \$16,500	61,600
E. Install water mains \$14/ft x 2,400	33,600
F. Apply and shape 18" gravel base \$8.30/ft x 2350'	19,500
G. Apply and shape 3" of crushed gravel; apply 1 3/4" of base course bituminous concrete to width of 24', apply bituminous curb and 2" of bituminous concrete to a width of 5', \$10/ft. x 2350'	23,500
H. Apply 3/4" of surface bituminous concrete to width of 24' - \$5/ft	11,800

Big Town Savings Bank understands that Developer, Inc., or the contractor, will notify the Town engineer or Code Enforcement Officer before any of the above work has begun and obtain his approval in writing as he completes each phase of the road construction.

This Account shall expire when Your Town acknowledges in writing to Developer, Inc. that the work outlined in Steps A through H has been completed in accordance with Your Town's subdivision regulations and street acceptance ordinance, and the approved plans of Sunshine Estates. Any funds remaining in the account on (date specified above) for work outlined in Steps A through H which has not been completed and approved by the Town on that date shall be released to the Town to complete such work. As the Town Engineer or Code Enforcement Officer has issues his written approvals for each step above to Developer, Inc. the funds in this Account will be released based upon the schedule above.

"permanent marker" includes but is not limited to the following: ~~A granite monument, a concrete monument,~~ an iron pin or a drill hole in ledge. No subdivision plat or plan shall be recorded by any register of deeds which has not been approved as required. Approval for the purpose of recording shall appear in writing on the plat or plan. No public utility, water district, sanitary district or any utility company of any kind shall install services to any lot in a subdivision unless written authorization attesting to the validity and currency of all local permits required under this chapter has been issued by the appropriate municipal officials. Following installation of service, the company or district shall forward the written authorization to the municipal officials indicating that installation has been completed.

Any person, firm, corporation or other legal entity who sells, leases, develops, builds upon, or conveys for consideration, offers or agrees to sell, lease, develop, build upon or convey for consideration any land in a subdivision which has not been approved as required by this section shall be penalized in accordance with section 4966. The Attorney General, the municipality, the planning board of any municipality or the appropriate municipal officers may institute proceedings to enjoin the violations of this section.

All subdivision plats and plans required by this section shall contain the name and address of the person under whose responsibility the subdivision plat or plan was prepared.

5. Exemptions. This section shall not apply to proposed subdivisions approved by the planning board or the municipal officials prior to September 23, 1971 in accordance with laws then in effect nor shall it apply to subdivisions as defined by this section in actual existence on September 23, 1971 that did not require approval under prior law or to a subdivision as defined by this section, a plan of which had been legally recorded in the proper registry of deeds prior to September 23, 1971. The division of a tract or parcel as defined by this section into 3 or more lots and upon all of which lots permanent dwelling structures legally existed prior to September 23, 1971 is not a subdivision.

The dividing of a tract or parcel of land and the lot or lots so made, which dividing or lots when made are not subject to this section, shall not become subject to this section by the subsequent dividing of said tract or parcel of land or any portion thereof, however, the municipal reviewing authority shall consider the existence of such previously created lot or lots in reviewing a proposed subdivision created by such subsequent dividing.

6. Revisions to existing plat or plan. Any application for subdivision approval which constitutes a revision or amendment to a subdivision plan which has been previously approved shall indicate that fact on the application and shall identify the original subdivision plan being revised or amended.

If a subdivision plat or plan is presented for recording to a register of deeds and that plat or plan is a revision or amendment to an existing plat or plan, the register shall indicate on the index for the original plat or plan that it has been superseded by another plat or plan and shall reference the book and page or cabinet and sheet on which the new plat or plan is recorded. In addition, the register shall ensure that the book and page or cabinet and sheet on which the original plat or plan is recorded is referenced on the new plat or plan.

Drafts drawn upon this account must be for this particular subdivision and to complete any work which is outlined above. Furthermore drafts must be accompanied by itemized statements showing costs of work to be completed and must be submitted prior to (six to nine months following date specified above). Your Town shall not be responsible for repayment or interest cost for any funds released to the Town for work not completed on or before (date specified above).

Very Truly Yours,

Loan Officer

SEEN AND AGREED TO: _____
Developer, Inc.

Your Town hereby accepts said original letter as evidence of its satisfaction of Developer Inc.'s obligation to be performed.

YOUR TOWN

By _____
Town Manager

APPENDIX C

Sample Storm Drainage Easement

KNOW ALL MEN BY THESE PRESENTS:

That _____, of _____, County of _____, being the owner of a certain lot or parcel of land in the Town of _____, County of _____ and State of Maine, which premises are more fully described in a certain subdivision plan entitled _____, by _____, dated _____, and recorded in the _____ County Registry of Deeds in Plan Book _____, Page _____, which description of said premises is included herein by reference. For and in consideration of the sum of One Dollar and other good and valuable considerations paid by the Inhabitants of the Town of _____, State of Maine, the receipt of which is hereby acknowledged, Grantor(s) do(es) hereby give, grant and quit-claim unto the said Inhabitants of the Town of _____ an easement and right-of-way for the construction, maintenance, repair or replacement of storm drains on or across said premises. Said easement shall be thirty (30) feet in width and _____ () feet in length across Lots numbered _____ and shall be located as shown on the above-mentioned subdivision plan.

TO HAVE AND TO HOLD the said easement and right-of-way unto the said Inhabitants of the Town of _____ for use for storm drainage so long as the same shall be used and maintained for such purposes; and the Grantor(s) hereby dedicate(s) thier respective interests in said strip of land to public use for such purposes. Grantor(s) further grant(s) to the Inhabitants of the Town of _____ the right to enter upon said land for purposes hereinbefore mentioned and Grantor(s), their heirs or assigns shall not construct any structure within said easement or plant vegetation within said easement without the express written consent of the Director of the Town of _____ Department of Public Works and the Town Engineer of the Town of _____

IN WITNESS WHEREOF, the said _____ have hereunto set my (our) hand(s) and seal(s) this _____ day of _____, in the year of our Lord one thousand nine hundred and _____

SIGNED, SEALED AND DELIVERED
in presence of

STATE OF MAINE

_____, ss. _____, 19____

Personally appeared, before me, the above-mentioned _____ and acknowledged the foregoing instrument to be _____ free act and deed.

Notary Public/Justice of the Peace

APPENDIX D

Model Notice of Decision for Subdivision Review

The following document has been designed as tool to help Planning Boards prepare proper documentation for their notices of decisions to applicants for subdivision approval. Many subdivision regulations and the State Subdivision Law require that Boards make findings of fact regarding the application prior the decision. This model form can be used as basis for preparing those findings of fact.

The findings of fact should always indicate the owner of the property, the applicant (if different than the owner), the location of the property, the zoning district the property is located in, and a description of the subdivision (size, number of lots, etc.). The Board should also make other findings as are relevant for each particular application, and can be supported by the information in the record.

Based on these findings, the Board should then draw whatever conclusions are relevant to the application, including specific provisions of the town's subdivision regulations or ordinance which are or are not met. The Board must also make a determination whether the fourteen criteria in subsection 3 of the Subdivision Law (Title 30, M.R.S.A., §4956) are met. Then based on these conclusions, the application should be denied or approved, as appropriate.

For your easy reference, the fourteen criteria in the Subdivision Law are summarized below:

1. Will not result in undue water or air pollution.
2. Has sufficient water available.
3. Will not cause an unreasonable burden on an existing water supply.
4. Will not cause unreasonable soil erosion.
5. Will not cause unreasonably unsafe traffic conditions.
6. Will provide adequate sewage disposal.
7. Will not unreasonably burden the town's ability to dispose of solid waste or sewage.
8. Will not adversely effect natural beauty, aesthetics, historic sites, rare natural areas, or public access to the shoreline.
9. Is in conformance with subdivision regulations, comprehensive plan, zoning ordinance.
10. Subdivider has financial and technical capacity to meet these standards.
11. Will not adversely affect water quality or a shoreline.
12. Will not adversely affect ground water quality or quantity.
13. The first floor of all structures is located at least one foot above the 100-year flood elevation

We urge you not to copy this model and simply fill in the blanks with the name of your town. Please use it only as a guide as to the type of information which should be in your findings and notice of decision, and work from there in preparing your own documents for each case. Feel free to call on the SMRPC staff for assistance.

(MODEL)
NOTICE OF DECISION

Date: _____

To _____

Dear _____;

This letter is to inform you that the _____ Planning Board has acted on your application for a subdivision as follows:

Findings of Fact

- 1 The owner of the property is _____
- 2 The property is located at _____, in the _____ zoning district, identified as Assessor's Map _____, Lot _____, and contains _____ (acres, sq. ft.).
- 3 The applicant is _____, who has demonstrated a legal interest in the property by providing a copy of a (*deed, option, purchase and sales agreement.*)
- 4 The applicant proposes to establish a _____ lot subdivision on the subject property. The lots range in size from _____ (sq. ft., acres) to _____ (sq. ft., acres).
- 5 A completed application was submitted on _____
- 6 A public hearing was held on _____
- 7 Water is to be supplied by (*private wells, the _____ Water District.*)
- 8 Sewage is to be disposed of by (*individual subsurface disposal systems, the _____ Sewer District.*) Site evaluations for each lot, meeting the requirement of the Maine Plumbing Rules were completed by _____, Licensed Site Evaluator, on _____ (or) The _____ Sewer District has approved the plans for sewer lines and indicated it will be able to adequately treat the waste.
- 9 A storm water drainage plan has been prepared by _____, P.E.
- 10 The applicant has submitted a (*certified check, certificate of deposit, a performance bond, a letter of credit*) adequate to cover the costs of all required improvements.
- 11 _____
12. _____

Conclusions

13. Indicate the nature of any restrictive covenants to be placed in the deeds.

14. Has this land been part of a prior approved subdivision? ☐ Yes ☐ No
Or other divisions within the past 5 years? ☐ Yes ☐ No

15. Identify existing use(s) of land. (farmland, woodlot, etc.)

16. Does the parcel include any waterbodies? ☐ Yes ☐ No

17. Is any portion of the property within a special flood hazard area as identified by the Federal Emergency Management Agency? ☐ Yes ☐ No

18. List below the names and mailing addresses of abutting property owners and owners across the road:

Name

Address

<hr/>	<hr/>
<hr/>	<hr/>
<hr/>	<hr/>
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General Information

19. Proposed name of development:

20. Number of lots or units:

21. Anticipated date for construction:

22. Anticipated date of completion:

23. Does this development require extension of public infrastructure? ☐ Yes ☐ No

<input type="checkbox"/> roads	<input type="checkbox"/> storm drainage	<input type="checkbox"/> other
<input type="checkbox"/> sidewalks	<input type="checkbox"/> water lines	
<input type="checkbox"/> sewer lines	<input type="checkbox"/> fire protection equipment	

24. Estimated cost for infrastructure improvements \$

25. Identify method of water supply to the proposed development?
_____ individual wells
_____ central well with distribution lines
_____ connection to public water system
_____ other, please state alternative _____
26. Identify method of sewage disposal to the proposed development?
_____ individual septic tanks
_____ central on site disposal with distribution lines
_____ connection to public sewer system
_____ other, please state alternative _____
27. Identify method of fire protection for the proposed development?
_____ hydrants connected to the public water system
_____ dry hydrants located on an existing pond or water body
_____ existing fire pond
_____ other, please state alternative _____
28. Does the applicant propose to dedicate to the public any streets, recreation or common lands?
If any: street(s) ☐ Yes ☐ No Estimated Length _____
recreation area(s) ☐ Yes ☐ No Estimated Acreage _____
common land(s) ☐ Yes ☐ No Estimated Acreage _____
29. Does the applicant intend to request waivers of any of the subdivision submission requirements?
If yes, list them and state reasons for the request.

To the best of my knowledge, all the above stated information submitted in this application is true and correct.

(signature of applicant)

(date)

APPENDIX E

MODEL APPLICATION FORM

Town of _____ Subdivision Application

Subdivision Name _____

Application Number _____

APPLICANT INFORMATION

1. Name of Property Owner: _____
Address: _____

2. Name of Applicant: _____
Address: _____
Telephone: _____

3. If applicant is a corporation, check if licensed in Maine ☐ Yes ☐ No and attach a copy of State's Registration

4. Name of applicant's authorized agent: _____
Address: _____
Telephone: _____

5. Name of Land Surveyor, Engineer, Architect or others preparing plan: _____
Address: _____
Telephone: (____) _____ - _____ Registration # _____

6. Person and Address to which all correspondence regarding this application should be sent to: _____

7. What legal interest does the applicant have in the property to be developed (ownership, option, purchase & sales contract, etc.)? _____

8. What interest does the applicant have in any abutting property? _____

Land Information

9. Location of Property (from County Registry of Deeds): Book _____ Page _____
(from Tax Maps): Map _____ Lot(s) _____

10. Current zoning of property: _____

11. Is any portion of the property within 250 feet of the high water mark of a pond, river or salt water body? ☐ Yes ☐ No

12. Acreage to be developed: _____

1. The criteria of Title 30, M.R.S.A., §4956, subsection 3 have been met (or)
The following criteria of Title 30, M.R.S.A., §4956, subsection 3 have not been met

2. The standards of the Town's subdivision (*regulations, ordinance*) have been
met, except for the following which have been waived by the Planning Board:

(or) The
following standards of the Town's subdivision (*regulations, ordinance*) have not been
met: _____

3. _____

4. _____

Decision

Based on the above facts and conclusions, on _____, the
Planning Board voted to (approve, deny) your application for a subdivision.

(If Approved)

Conditions of Approval

In order to further promote the purposes of the State Subdivision Law, the
Town's Subdivision (*Regulation, Ordinance*), Zoning Ordinance, and Comprehensive
Plan, the Planning Board has voted to impose the following conditions on the
approval of this subdivision:

1. _____

2. _____

3. _____

If Denied:

(In accordance with Section _____ of the _____ Subdivision
(*Regulations, Ordinance*), you have the right to appeal this decision to (*Superior
Court, the Board of Appeals*) within thirty days of this notice.)

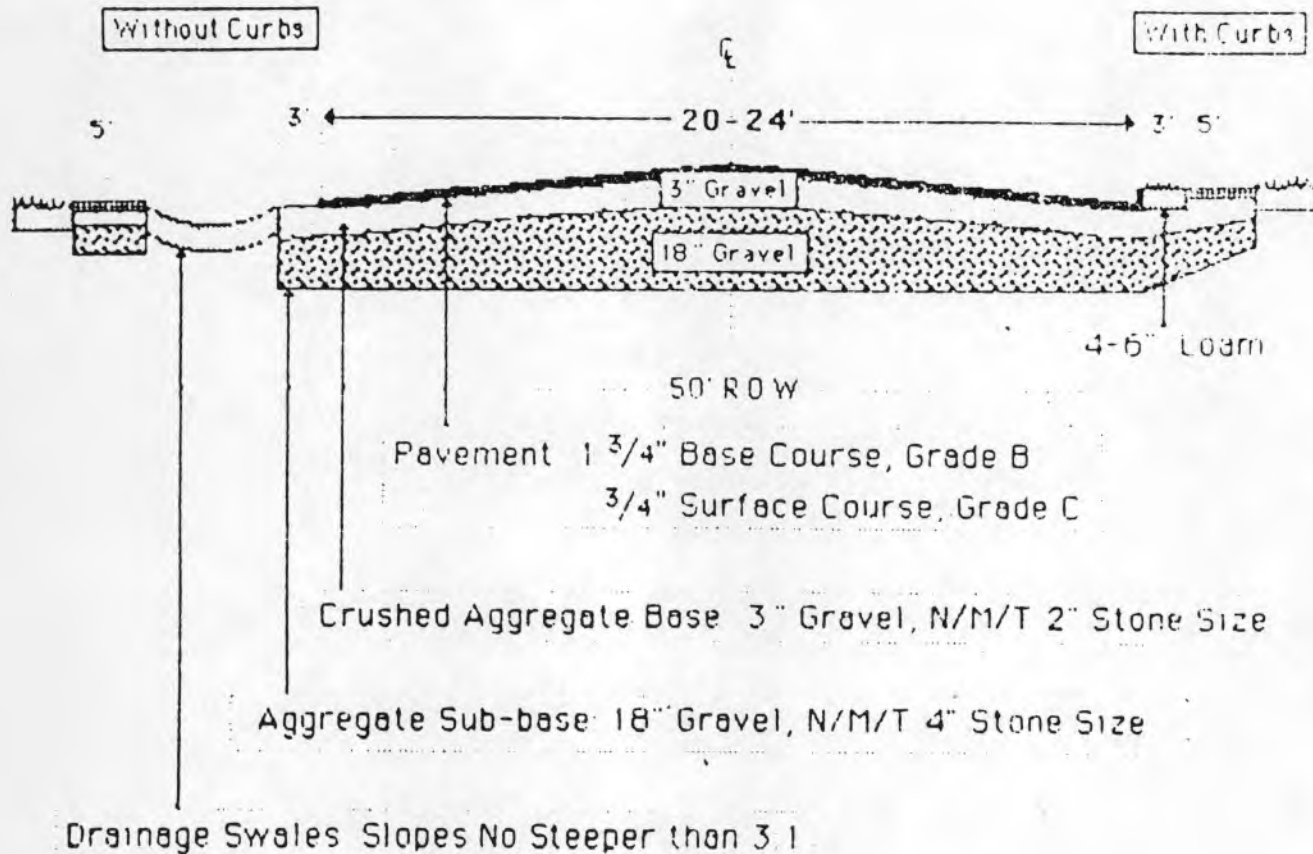
Sincerely,

Chairman

cc: Code Enforcement Officer
Municipal Officers

APPENDIX F

Typical Street Cross Section



SUBDIVISION ORDINANCE - REVISION (12/88)

SECTION 6B. MINOR SUBDIVISIONS

3. Ten days prior to the presentation of a final plan, the subdivider shall notify all abutting property owners and all owners of property across the street from the proposed subdivision of the date, time, and location of the final presentation. The subdivider shall furthermore certify to the Board that the above landowners have been notified.

We, the Board of Selectmen, hereby certify to the proposed changes made in the Subdivision Ordinance to be voted upon by the Town of Union's voters on December 12th, 1988.

UNION BOARD OF SELECTMEN

Elmer N. Savage
Elmer N. Savage

David Simmons
David Simmons

Anthony C. Taylor
Anthony C. Taylor

A TRUE COPY.

ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

APPLICATION FOR POLE LOCATIONS

UNION, Maine
JANUARY 11, 1989

To the BOARD OF SELECTMEN
of UNION, Maine

CONTEL OF MAINE Company and CENTRAL MAINE POWER
COMPANY respectfully request (s) permission for a location for
poles and cables and wires thereon, including the necessary sustaining, support-
ing and protecting fixtures in, along, upon and across the following named public
streets and highways:

LOCATION: UNION MAINE, BEGINNING 1285 FEET FROM THE INTERSECTION OF INVENTORY ROAD
#1034 AND 381 ON INVENTORY ROAD #1034 (LOCALLY KNOWN AS THE ROBBINS ROAD). SET (2)
POLES APPROXIMATELY 22 FEET FROM THE CENTER LINE TO PROVIDE POWER AND TELEPHONE SERVICE
TO LINDA MCALLISTER.

Said poles to be erected substantially in accordance with the plan filed
herewith, marked M9290-38, dated 01/11/1989,
and shall be of wood or other suitable material, and the cables and wires shall be
run at the height of not less than 18 feet from the ground at highway crossings and
not less than 15 feet from the ground elsewhere for electric cables and wires, and/or
not less than 8 feet elsewhere for telephone cables and wires. All cables and wires
to be maintained in accordance with standards of the National Electric Safety Code.

CONTEL OF MAINE
(Company)

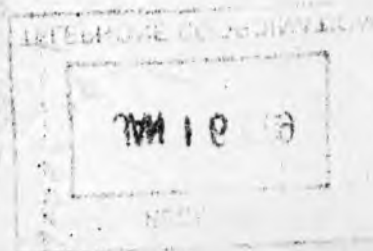
By ROBERT L. BAKER, OSP ENGINEER

CENTRAL MAINE POWER COMPANY
(Company)

By [Signature]

SELECTMEN
SIGN HERE

[Signatures of Selectmen]



APPLICATION FOR POLE LOCATIONS

UNION, Maine
JANUARY 11, 19 89

To the BOARD OF SELECTMEN
of UNION, Maine

CONTEL OF MAINE Company and CENTRAL MAINE POWER
COMPANY respectfully request (s) permission for a location for
poles and cables and wires thereon, including the necessary sustaining, support-
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run at the height of not less than 18 feet from the ground at highway crossings and
not less than 15 feet from the ground elsewhere for electric cables and wires, and/or
not less than 8 feet elsewhere for telephone cables and wires. All cables and wires
to be maintained in accordance with standards of the National Electric Safety Code.

CONTEL OF MAINE
(Company)

By ROBERT L. BAKER, OSP ENGINEER

CENTRAL MAINE POWER COMPANY
(Company)

By Super. Inst. Use Plant

SELECTMEN
SIGN HERE

Elmer N. Savage
David Simon
Anthony J. Tafa

0-02

18550



UNION T
KNOX V. 5

JANUARY 25, 1989

SECOND 1989 BUDGET COMMITTEE MEETING
NEW MUNICIPAL BUILDING

7:05 P.M.

PRESENT: SELECTMEN - ELMER N. SAVAGE, DAVID M. SIMMONS & ANTHONY C. TAYLOR.

PRESENT: BUDGET COMMITTEE MEMBERS - RON HAWES, CHAIRMAN - MARIE MITCHELL,
CRAIG FULLER, AUSTIN JONES, SYBIL GLEASON,
MURRY SIMMONS, WALTER RICH, DON HILLS,
ROBERT HEALD, ROBERT WHITTIER, AND
RICHARD DODGE.

PRESENT: TOWN CLERK - MARY SABINS, BOOKKEEPER - LINDA McALLISTER,
SECRETARY - JOANNE BOLDOC.

OTHERS PRESENT: LYNN ALLEN - PLANNING BOARD CHAIRPERSON, DAVID LITTLEFIELD,
RECREATION DIRECTOR, LOUISE FOLSOM - LIBRARY DIRECTOR,
RICHARD SAWYER - ASSESSORS AGENT, & HOWARD HAWES, FIRE CHIEF.

Chairman Hawes called the meeting to order at 7:05 P.M. and reviewed the items put on hold at last weeks meeting, as follows.

PLANNING BOARD - Requested \$2,585.00 for operating budget for the Planning Board. Cover letter explained and Ms. Allen answered questions. Additional information supplied by Ms. Allen regarding State required revision of our comprehensive plan. Discussion followed. Motion made by Don Hills to pass as requested for the operating budget, seconded by Austin Jones. Vote - 9 for -- 1 opposed (R. Dodge)

On second request for monies for the revised comprehensive plan it was moved to raise \$1,300.00 and set it aside for use with matching funds from the state. Vote -- unanimous. Motion made by Richard Dodge and seconded by Don Hills.

COPIER - Discussed need and reviewed the price estimates that were available from three companies. Motion made by Austin Jones to recommend that \$6,200.00 be raised for a copier and seconded by Don Hills. Vote unanimous.

ASSESSORS -- REVALUATION -- Mr. Sawyer that bids he has received run from \$35,000.00 to 61,000.00 from five companies. Mr. Sawyer stated he would take photos to provide to which ever company that got the bid, to cut down on the cost of revaluation. Also state says we can get by one more year without revaluation but he suggests that the town set aside money this year towards the cost and split it up over two years. Until then "factoring" can be done to raise valuations to keep from shocking the taxpayers (soften the blow) when large increases occur from reval. Motion made by Robert Whittier to raise $\frac{1}{2}$ of \$35,000.00 (\$17,500.00) this year for revaluation costs, seconded by Walter Rich, Vote -- 7 for 3 opposed. (Hills, Gleason, & Dodge). (Assessors Agent will prepare reval specifications subject to selectmen/assessors approval)

ASSESSORS OPERATING EXPENSE -- If assessors agent is to "factor" valuations he must have extra money in budget (\$750.00) to cover cost of driving to view properties. Motion made to raise above made by Richard Dodge and seconded by Marie Mitchell. Vote -- 8 for and 2 opposed.

RECREATION DEPT. --- Dave Littlefield explained budget for dept. and the request for \$2,000.00 for improvements to the ballfield at the new school. Questioned by Rick Dodge why we are spending money on SAD 40 property, when we have town fields, explained that they have not been used for a long time. Students from Grades 4,5, & 6 will be charged \$2.00 each this summer for swimming and tennis lessons will be a \$6.00 fee per child. All summer recreational trips are just Town children. Motion made by Marie Mitchell to raise the requested \$950.00 from town funds. The balance of the recreational funding will come from the Joseph Pullen Fund (\$3000.00) and the Rec. Reserve Acct. (\$2775.00) for a grand total of \$6,725.00. Vote -- 9 for and 1 opposed.

VOSE LIBRARY --- Request and reasons for explained by Louise Folsom. Motion made by Robert Heald and seconded by Walter Rich to recommend the amount of \$4,500.00 ask for by the library. Vote -- unanimous.

AMBULANCE --- Craig Fuller^{explained} need for operating account. Discussion on amount that towns pay will be done later on in the meeting. Motion made by Bob Heald to recommend the \$4,000.00 asked for and seconded by Walter Rich. With the recommendation that an article be put in the Warrent for Town Meeting to have the Townspeople vote on putting the balance (if any) in to an reserve account for future use by the ambulance dept. for major replacement, etc. (It was suggested that we check with Chief Hawes for the exact wording on this.)

January 25, 1989

BREAK at 9:20 P.M.

RESUMED at 9:40 P.M.

AMBULANCE --- Resumed discussion of Appleton and Washington contributions. Director Fuller favors increase to each town of \$300.00 for a five (5) year period, which would mean a total payment at the end of five years of \$3,500.00. Director Fuller had figures from surrounding towns for a comparison. Motion made by Bob Heald and seconded to accept the recommendation by Mr. Fuller and suggested that he present the proposal to the Union Selectmen and that they in turn present it to the Selectmen of the towns involved.

PUBLIC WORKS --- Discussed wage per hour for the Commissioner. Question asked is the most for its equipment dollar spent? Opinion is that the department needs closer supervision to avoid lost dollars on equipment, etc. Road Commissioner is elected and cannot be supervised by selectmen. It was suggested by Robert Whittier that before the Town Meeting that a research study of other towns costs be done for a comparison. Town of Union has 54 miles of roads. Richard Dodge requested that an article be put on the warrant to be able to appoint the Road Commissioner rather than elect him.

Motion made by Richard Dodge to recommend the proposed budget of \$90,735.00. Seconded by Don Hills. Vote - 9 for and 1 opposed (A. Jones).

HOT TOPPING --- Motion made to recommend the amount asked for (\$60,000.00) for the eastern side of town. Seconded. Vote -- Unanimous.

NEW ROAD CONSTRUCTION --- Motion made by Austin Jones to carry balance, seconded by Robert Heald. Vote -- Unanimous.

HIGHWAY EQUIPMENT REPLACEMENT --- Motion made to recommend \$5,000.00 and seconded. Vote -- Unanimous.

MEMORIAL DAY --- Motion made to recommend \$250.00 asked for and seconded. Vote -- Unanimous.

BAND STAND --- Requested to carry balance of \$480.28 for maintenance. Motion made by Austin Jones to recommend and seconded by Robert Heald. Vote -- Unanimous.

OUTSIDE AGENCYS --- Motion made by Robert Whittier to not make an recommendation. Seconded by Richard Dodge. Vote - 6 for and 3 opposed.

Second motion made to revise letter to agencies and requesting a rep. to appear at Town Meeting. Seconded. Unanimous.

ASSESSORS MICROFILMING --- Requested to carry forward balance to next year. Motion made by Richard Dodge not to recommend carrying balance. Seconded by Austin Jones. Vote -- 8 for 1 opposed.

COMMON SEWER --- Motion made to carry balance by Robert Heald and seconded by Austin Jones. Vote -- Unanimous.

ANIMAL CONTROL --- Motion made by Craig Fuller to recommend carrying forward balance in account, seconded by Austin Jones. Vote -- Unanimous.

McKIN SITE CLEAN-UP --- Mr. Savage recommends taking money out of Pullen Fund. Mr. Heald explained funds left in Pullen Fund and recommended using \$35,000.00 for town use. Motion made and seconded. BEFORE vote others said that they feel Pullen Fund should be saved for "crisis situation". Discussion followed re: last Town Meeting, re: payment on McKin site. If not coming from Pullen Fund will not appear on this Town Meeting Warrant as it was already voted on. It will just be figured on tax commitment. Robert Whittier ~~recommends~~ motion that he made before and changed to the following DO NOT take money out of the Wm. Pullen Fund to pay for McKin Site Clean-up. Seconded by Austin Jones. Vote -- Unanimous.

SALT SHED --- Selectmen recommends to put aside \$15,000.00 in reserve account. (\$5,000.00 from property taxes and \$10,000.00 from excise tax.) Motion made by Don Hills to accept the recommendation and seconded by Austin Jones. Vote -- Unanimous.

STERLINGTOWN ROAD --- Chairman Hawes believes Budget Committee shouldn't make a recommendation on this and suggested putting an article in the Town Warrant for the people to vote on. (Amount of \$7,000.00 requested.)

TOWN ADMINISTRATOR/MANAGER --- Motion made by Richard Dodge that \$2,500.00 be taken from Wm. Pullen Fund for the study by MMA to determine which and/or if an Administrator/Manager is needed. -- Con't --

Seconded by Craig Fuller. Mr. Savage wants study committee of five (5) people to be appointed by Selectmen, selected by the Budget Committee to study then recommend proposed changes in Town government.
Vote -- 4 for and 6 opposed. did not carry.

COPIER --- Selectmen requested \$6,200.00 for new one. Motion made by Austin Jones to recommend acceptance of that amount and seconded by Don Hills.
Vote -- 8 for and 2 opposed.

REVALUATION SOURCE of FUNDING --- Motion made by Robert Whittier to take it from balance of Wm. Pullen Fund left over from building new municipal building, seconded by Don Hills. Vote -- 8 for and 1 opposed.

OTHER FUNDING --- Decisions left up to The Board of Selectmen and Chairman Hawes of the Budget Committee. They will meet at a later date to discuss this. Motion made and seconded. Vote -- Unanimous.

Motion made by Craig Fuller to adjourn at 11:35 P.M. Seconded.
Vote --- UNANIMOUS.

FIRST 1989 BUDGET COMMITTEE MEETING

JANUARY 18, 1989

NEW MUNICIPAL BUILDING

7:05 P.M.

PRESENT: SELECTMEN - ELMER N. SAVAGE, DAVID SIMMONS and ANTHONY C. TAYLOR

PRESENT: BUDGET COMMITTEE - RON HAWES, CHAIRMAN - MARIE MITCHELL, CRAIG FULLER, AUSTIN JONES, SYBIL GLEASON, MURRY SIMMONS, WALTER RICH, DON HILLS, ROBERT HEALD, ROBERT WHITTIER, AND RICHARD DODGE.
LINDA McALLISTER, BOOKKEEPER, MARY SABINS, TOWN CLERK, AND JOANNE BOLDOC, SECRETARY)

ALSO PRESENT: FIRE CHIEF, HOWARD HAWES. ROAD COMMISSIONER, GIDEON WINCHENBACH, CODE ENFORCEMENT OFFICE, RONALD CARLTON, AND CONSERVATION COMMISSION CHAIRPERSON, LYNN ALLEN.

Chairman Hawes called the meeting to order at 7:05 P.M. and after an explanation of procedure the following Budget proposals and recommendations were made:

Overdrafts for 1988 explained by Chairman Savage (Board of Selectmen) three in 1988 for a total of \$1,748.09. (1987 overdrafts were \$19,938.48).

Salt shed - deadline 1991 - Cost app. \$87,500.00 - Recommended to put aside \$15,000.00 for three years for the towns share on this. No vote taken.

PUBLIC WORKS DEPT. - Discussed at length - wage increase for G. Winchenbach wants either \$11.25 per hour or state wage. Also allowance for flag man for three weeks in summer at \$5.30 per hour. (Sander has broken down and will cost app. \$700.00 to fix.)
Motion made to table issue until next weeks meeting and seconded.

HYDRANT RENTAL - Discussed need for hydrants for insurance purposes. (Keeps rates down). Motion made by Richard Dodge to accept as requested the amount of \$4,200.00 for Hydrant Rental for 1989. Seconded by Austin Jones. 3 Opposed.

FIRE DEPT. - TRUCK RESERVE - Discussed wording of reserve account, Linda McAllister doing research on it. Motion made to recommend the amount ask for (\$5,000.00) by Richard Dodge, Seconded by Craig Fuller. Unanimous vote.

RED NETWORK - Motion made to recommend the amount requested (\$2,800.00) by and seconded. Unanimous vote.

FIRE DEPT. - Chief Hawes stated need for new portable generator, tires for engine #1 @\$200.00 each, more radio equipment (plectrons) and a water supply at the dump site. Motion made to recommend \$10,000.00 requested by Craig Fuller and seconded by Austin Jones. Unanimous vote.

AMBULANCE - Chief Hawes and Craig Fuller discussed needs and requests. Marie Mitchell questions raisinf other towns portion so that they are paying a fair share of expenses. Also insurance figures requested. Motion made to pass over until next weeks meeting, by Marie Mitchell Seconded by Austin Jones.

PLANNING BOARD - Lynn Allen discussed needs. Committee requested more information on state requirements on doing over land use ordinance. Motion made to pass over until next weeks meeting.

CODE ENFORCEMENT

-(con't next page)

CODE ENFORCEMENT - Motion made to pass budget for \$1,000.00 as requested by Craig Fuller and seconded by Richard Dodge. Unanimous vote.

BREAK AT 8:50 P.M. RESUMED MEETING AT 9:00 P.M.

OFFICERS SALARIES - Discussed need for Town Administrator/Town Manager for Union. Suggested a five (5) member board of Selectmen instead of three (3).

** Motion made to pass over until MMA advises about consultant, and seconded. Unanimous vote.

Motion made to accept Officers Salaries as requested by Bob Heald and seconded by Austin Jones.

** (Questions to ask MMA Who for a consultant and how much it would cost.)

OFFICE PERSONAL - Discussed cost of living raise for girls in the office. At 25¢ per hour per girl. Also discussed a 40 hour week for full time personal and 20 for part-time girl.

Motion made to pass increase in budget and seconded. Six (6) passed and four (4) opposed.

ADMINISTRATION - Some discussion and motion made by Richard Dodge and seconded by Donald Hills to pass as requested. Unanimous vote.

ADMINISTRATION --- MAINTAINENCE of TOWN OFFICE -- Janitor now paid \$5.75 increase to \$6.00 per hour. Motion made to cut budget to \$9,000.00 -- to keep costs down to avoid tax increase, by Robert Whittier and seconded by Donald Hills. vote unanimous.

ASSESSORS -- Revaluation not in this budget will be addressed at the second meeting on the 25th, as a seperate budget item. Motion made to pass as requested by Donald Hills and seconded by Robert Whittier. 11 for & 1 oppsd.

INSURANCES --- Motion made to passed as requested(\$32,027.00) by Marie Mitchell and seconded. Vote unanimous.

TOWN MAINTENANCE --- Discussion on putting it out to bid. Motion maade by Donald Hills to pass as requested and seconded by Marie Mitchell. Vote unanimous.

SANITARY LANDFILL --- Add fire line figure of \$500.00 and motion made to pass as requested (\$23,000.00) by Donald Hills and seconded . 11 for and 1 opposed.

SEPTIC WASTESITE --- Recommended to carry over made by Richard Dodge and seconded by Robert Whittier. Vote unanimous.

STREET LIGHTS --- Motion made to accept as requested by Craig Fuller and seconded by Donald Hills. Vote unanimous.

POLICE PROTECTION --- Motion made to increase pay to \$300.00 by Robert Whittier and seconded by Donald Hills. Vote unanimous.

SNOW REMOVAL --- Motion made by Robert Whittier to pass as requested and seconded by Walter Rich. Vote unanimous.

CEMETERIES --- Motion made by Donald Hills to pass as requested and seconded by Austin Jones. Vote unanimous. (\$3,325.00)

RECREATION DEPT. --- Motion made to have Dave Littlefield attend next meeting (24th) to explaine some of the budget request to the committee by Marie Mitchell and seconded. Vote unanimous.

(Robert Whittier asked Anthony C. Taylor for expense figures for T.C.C.. and was told that the Center Committee has decided not to ask the town for any money this year.)

CONSERVATION COMM. --- Motion made to pass as requested made by Robert Whittier and seconded by Donald Hills. Vote unanimous.

APPEALS BOARD --- Motion made to pass as requested by Walter Rich and seconded by Richard Dodge. Vote unanimous. (\$100.00)

SCHOLARSHIPS --- Selectmen recommended \$5,000.00 instesd of the \$6,000.00 requested Motion made to accept that and seconded. Vote 9 for and 2 opposed.

Page 3

Motion to adjourn at 11:05 P.M. made by Craig Fuller and seconded by Richard Dodge. Vote unanimous.

1989

SUBDIVISION ORDINANCE FOR THE TOWN OF UNION, MAINE

NOVEMBER 1987

SUBDIVISION ORDINANCE FOR THE TOWN OF UNION, MAINE

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November 30, 1987

SECTION 1. PURPOSES

The purposes of this Ordinance are to assure the comfort, convenience, safety, health, and welfare of the people of the Town of Union, to protect the environment and to promote the orderly development of an economically sound and stable community. To this end, in approving subdivisions within the Town of Union, Maine, the Planning Board shall consider the following criteria and before granting approval shall make written findings of fact that the provisions of these regulations have been met and that the proposed subdivision will meet the guidelines of Title 30 MRSA, Section 4956, Subsection 3. The subdivision:

- A. will not result in undue water or air pollution. In making this determination, the Board shall at least consider the elevation of the land above the sea level and its relation to the flood plains; the nature of soils and subsoils and their ability to adequately support waste disposal; the slope of the land and its effect on effluents;
- B. has sufficient water available for the reasonably foreseeable needs of the subdivision;
- C. will not cause an unreasonable burden on an existing water supply;
- D. will not cause unreasonable soil erosion or reduction in the capacity of the land to hold water so that a dangerous or unhealthy condition may result;
- E. will not cause unreasonable highway or public road congestion or unsafe conditions with respect to use of the highways or public roads, existing or proposed;
- F. will provide for adequate solid and sewage waste disposal;
- G. will not cause an unreasonable burden on the ability of the Town of Union to dispose of solid waste and sewage if Town services are to be utilized;
- H. will not have an adverse effect on the scenic or natural beauty of the area, aesthetics, historic sites or rare and irreplaceable natural areas or any public rights for physical or visual access to Union's ponds, lakes, and rivers; and
- I. is in conformance with Union's Comprehensive Plan.
- J. The subdivider has proven adequate financial and technical capacity to meet the above-stated standards.
- K. Whenever situated in whole or in part, within 250 feet of any pond, lake, or river, will not adversely affect the quality of the body of water or unreasonably affect the shoreline of that body of water.
- L. Will not, alone or in conjunction with existing activities, adversely affect the quality or quantity of ground water.

- M. All principal structures within the subdivision shall be constructed with their lowest floor, including the basement, at least 2 feet above the 100-year flood elevation as established by the flood plan management study of February 1986.

SECTION 2. AUTHORITY AND ADMINISTRATION

A. AUTHORITY

1. These standards have been prepared in accordance with the provisions of Title 30 MRSA, Section 4956, Subsection 2.
2. These standards shall be known and may be cited as "Subdivision Ordinance of the Town of Union, Maine."

B. ADMINISTRATION

1. The Planning Board of the Town of Union, hereinafter called the Board, shall administer this ordinance.
2. The provisions of this ordinance shall pertain to all land proposed for subdivision as defined in Title 30 MRSA, Subsection 1, within the boundaries of the Town of Union.

SECTION 3. DEFINITIONS

In general, words and terms used in this Ordinance shall have their customary dictionary meanings. More specifically, certain words and terms used herein are defined as follows:

CLUSTER SUBDIVISION:

A subdivision in which the lot sizes are reduced below those normally required in the zoning district in which the development is located in return for the provision of permanent open space owned in common by lot/unit owners, the Town, or a land conservation organization. Clustering shall not be used to increase the overall net residential density of the development.

COMPLETE APPLICATION:

An application shall be considered complete upon submission of the required fee and all information required by these Ordinances for a Final Plan, or by a vote by the Board to waive the submission of required information. The Board shall issue a receipt to the applicant upon its determination that an application is complete.

COMPREHENSIVE PLAN or POLICY STATEMENT:

Any part or element of overall plan or policy for development of the municipality as defined in Title 30 MRSA, Section 4961.

CONTIGUOUS LOTS:

Lots which adjoin at any line or point, or are separated at any point by a body of water.

DEVELOPED AREA:

Any area on which a site improvement or change is made, including buildings, landscaping, parking areas, and streets.

DRIVEWAY:

A vehicular access-way serving 2 dwelling units or less.

DWELLING UNIT:

A room or suite of rooms used as a habitation which is separate from other such rooms or suites of rooms, and which contains independent living, cooking, sleeping, bathing, and sanitary facilities; includes single family houses, and the units in a duplex, apartment house, multi-family dwellings, and residential condominiums.

FINAL PLAN:

The final drawings on which the applicant's plan of subdivision is presented to the Board for approval and which, if approved, may be recorded at the Registry of Deeds.

HIGH INTENSITY SOIL SURVEY:

A soil survey conducted by a Certified Soil Scientist, meeting the standards of the national Cooperative Soil Survey, which identifies soil types down to one tenth (1/10) acre or less at a scale equivalent to subdivision plan submitted. The mapping units shall be the soil series. Single soil test pits and their evaluation shall not be considered to constitute high intensity soil surveys.

100 YEAR FLOOD:

The highest level of flood that, on the average, is likely to occur once every 100 years (that has a 1% chance of occurring in any year).

NORMAL HIGH WATER ELEVATION OF INLAND WATERS:

That line on the shores of banks on non-tidal waters which is apparent because of the contiguous different character of the soil or the vegetation due to the prolonged action of the water. Relative to vegetation, it is that line where the vegetation changes from predominantly aquatic to predominantly terrestrial (by way of illustration, aquatic vegetation includes, but is not limited to, the following plants and plant groups: water lily,

pond lily, pickerelweed, cattail, wild rice, sedges, rushes, and marsh grasses; and terrestrial vegetation includes, but is not limited to, the following plants and plant groups: upland grasses, aster, lady slipper, winter green, partridge berry, sarsaparilla, pines, cedars, oaks, ashes, alders, elms, and maples). In places where the shore or bank is of such character that the high water mark cannot be easily determined (rockslides, ledges, rapidly eroding or slumping banks), the normal high water elevation shall be estimated from places where it can be determined by the above method.

INDUSTRIAL PARK or DEVELOPMENT:

A subdivision in an area zoned exclusively for industrial uses, or a subdivision planned for industrial uses and developed and managed as a unit, usually with provision for common services for the users.

NET RESIDENTIAL ACREAGE:

The total acreage available for the subdivision and shown on the proposed subdivision plan, minus the area of streets or access areas which are unsuitable for development as outlined in Section 6, A, 3 in the Land Use Ordinance.

NET RESIDENTIAL DENSITY:

The average number of dwelling units per net residential acre.

OFFICIAL SUBMITTAL DATE:

The date upon which the Board issues a receipt indicating a complete application has been submitted.

PERSON:

Includes a firm, association, organization, partnership, trust, company, or corporation, as well as an individual.

PLANNED UNIT DEVELOPMENT:

A development controlled by a single developer for a mix of residential, commercial, and industrial uses. A PUD is undertaken in a manner that treats the developed area in its entirety to promote the best use of land, including the creation of open space, a reduction in the length of road and utility systems, and the retention of the natural characteristics of the land.

PLANNING BOARD:

The Planning Board of the Town of Union, pursuant to Title 30 MRSA, 4956.

PRELIMINARY SUBDIVISION PLAN:

The preliminary drawings indicating the proposed layout of the subdivision to be submitted to the Board for its consideration.

RECORDING PLAN:

A copy of the Final Plan which is recorded at the Registry of Deeds and which need not show information not relevant to the transfer of an interest in the property, such as sewer and water line locations and sizes.

RESUBDIVISION:

The division of an existing subdivision or any change in the plan for an approved subdivision which affects the lot lines, including land transactions by the subdivider not indicated on the approved plan.

SOLAR COLLECTION:

A device, or combination of devices, structure, or part of a device or structure that transforms direct solar energy into thermal, chemical, or electrical energy and that contributes to a building's energy supply.

SOLAR ENERGY SYSTEM:

A complete design or assembly consisting of a solar energy collector, an energy storage facility (when used), and components for the distribution of transformed energy.

STREET:

Public and private ways such as alleys, avenues, boulevards, highways, roads, and other rights-of-way, as well as areas on subdivision plans designated as rights-of-way.

Street Classifications:

ARTERIAL STREET: A major thoroughfare which serves as a major traffic way for travel between and through the municipality. The following roadways shall be considered arterial streets.

COLLECTOR STREET: A street servicing at least 15 lots or dwelling units, or streets which serve as feeders to arterial streets, and collectors of traffic from minor streets.

MINOR STREET: A street servicing more than two and less than 15 lots or dwelling units.

PRIVATE RIGHT OF WAY: A vehicular accessway serving no more than two dwelling units.

SUBDIVISION:

The division of a tract or parcel of land into three or more lots within any five (5) year period, which period begins after September 22, 1971, whether accomplished by sale, lease, development, buildings, or otherwise, provided that a division accomplished by devise, condemnation, order of court, gift to a person related to the donor by blood, marriage, or adoption, unless the intent of such gift is to avoid the objectives of these Ordinances, or by transfer of any interest in land to the owner of land abutting thereon, shall not be considered to create a lot or lots for the purposes of these Ordinances.

In determining whether a tract or parcel of land is divided into 3 or more lots, the first dividing of such tract or parcel, unless otherwise exempted herein, shall be considered to create the first 2 lots and the next dividing of either of said first 2 lots, by whomever accomplished, unless otherwise exempted herein, shall be considered to create the third lot, unless both such dividings are accomplished by a subdivider who shall have retained one of such lots for his own use as a single family residence for a period of at least 5 years prior to such second dividing. Lots of 40 or more acres shall not be counted as lots.

For the purposes of these Ordinances, a tract or parcel of land is defined as all contiguous land in the same ownership, provided that lands located on opposite sides of a public or private road shall be considered each a separate tract or parcel of land unless such road was established by the owner of land on both sides thereof.

SUBDIVISION, MAJOR:

Any subdivision containing more than 4 lots or dwelling units, or any subdivision containing a proposed street or any subdivision requiring extension of street or services and/or 4 buildings on same land.

SUBDIVISION, MINOR:

Any subdivision containing not more than 4 lots or not more than 4 buildings/dwelling units, and in which no street is proposed to be constructed.

TRACT, or PARCEL, OF LAND:

All contiguous land in the same ownership, whether or not the tract is separated at any point by: an intermittent or non-navigable stream, or a private road established by the abutting land owners.

SECTION 4. ADMINISTRATION PROCEDURE

A. PURPOSE

The purpose of this Section is to establish an orderly, equitable, and expeditious procedure for receiving and reviewing subdivision applications.

B. AGENDA

Applicants shall request to be placed on the Board's agenda at least fourteen (14) days in advance of a regularly scheduled meeting by contacting the Chairman. Applicants who attend a meeting but who are not on the Board's agenda may be heard but only after all agenda items have been completed, and then only if a majority of the Board so votes.

SECTION 5. PREAPPLICATION

A. PROCEDURE

1. Applicant submits "Preliminary Presentation Form" and sketch plans.
2. Question and answer period. Board makes specific, preliminary, suggestions to be incorporated by the applicant into subsequent submissions; and
3. Scheduling of on-site inspection.

B. SUBMISSION

The Preapplication Sketch Plan shall show, in simple sketch form, the proposed layout of streets, lots, and other features in relation to existing conditions. The Sketch Plan, which may be a free-hand pencilled sketch, should be supplemented with general information to describe or outline the existing conditions of the site and the proposed development. It is recommended that the Sketch Plan be superimposed on or accompanied by a copy of the Assessor's Map(s) on which the land is located. The Sketch Plan shall be accompanied by a copy of a portion of the USGS topographic map of the area showing the outline of the proposed subdivision.

C. CONTOUR INTERVAL AND ON-SITE INSPECTION

Within 30 days, the Board may determine and inform the applicant in writing of the required contour interval on the Preliminary Plan, or Final Plan in the case of a Minor Subdivision and may hold an on-site inspection of the property.

D. RIGHTS NOT VESTED

The submittal or review of the preapplication Sketch Plan shall not be considered the initiation of the review process for the purposes of bringing the plan under the protection of Title 1, MRSA, S302.

E. FOLLOWING SKETCH PLANS

Site clearing shall be limited to that required for testpits and surveying, unless prior approval is granted by a majority vote of the board.

SECTION 6. MINOR SUBDIVISIONS

A. GENERAL

The Board may require, where it deems it necessary for the protection of public health, safety, and welfare, that a Minor Subdivision comply with all or any of the submission requirements for a Major Subdivision.

B. PROCEDURE

1. Within 6 months after the on-site inspection by the Board, the subdivider shall submit an "Application for Approval of a Final Plan" at least fourteen (14) days prior to a scheduled meeting of the Board. Failure to do so shall require resubmission of the Sketch Plan to the Board. The Final Plan shall approximate the layout shown on the Sketch Plan, plus any recommendations made by the Board.
2. All applications for Final Plan approval for Minor Subdivisions shall be accompanied by an application fee of \$50.00 per lot or dwelling unit, payable by check to the Town of Union - Planning Board Account. If a public hearing is deemed necessary by the Board, an additional fee shall be required to cover the additional costs of advertising and postal notification (not to exceed \$150.00).
3. Ten days prior to the presentation of a final plan, the subdivider shall notify all abutting property owners and all owners of property across the street from the proposed subdivision of the date, time, and location of the final presentation. The subdivider shall furthermore certify to the Board that the above landowners have been notified.
4. The subdivider, or his/her duly authorized agent, shall attend the meeting of the Planning Board to discuss the Preliminary and Final Plan.
5. Upon determination that a complete application has been submitted for review, the Board shall issue a dated receipt to the subdivider, if appropriate.

6. If the Board decides to hold a public hearing, it shall hold the hearing within 30 days of receipt of a complete application and shall publish notice of the application pending, date, time, and place of the hearing in the local newspaper at least 2 times; the date of the first publication to be at least 7 days prior to the hearing.
7. Within 30 days of a public hearing, or within 60 days of receipt of a complete application, if no hearing is held, or within another time limit as may be otherwise mutually agreed to by the Board and the subdivider, the Board shall make written findings of fact on the application, and approve, approve with conditions, or deny the Final Plan. The Board shall specify in writing its finding of facts and reasons for any conditions or denial.

C. SUBMISSIONS:

1. The subdivision plan for a Minor Subdivision shall consist of 2 reproducible, stable based transparent originals, 1 to be recorded at the Registry of Deeds, the other to be filed at the Municipal Office, and 3 copies of 1 or more maps or drawings drawn to a scale of not more than 100 feet to the inch. Plans for subdivisions containing more than 100 acres may be drawn at a scale of not more than 200 feet to the inch provided all necessary detail can easily be read. Plans shall be no larger than 24 by 36 inches in size, and shall have a margin of 2 inches outside of the border lines on the left side for binding and a 1 inch margin outside the border along the remaining sides. Space shall be provided for endorsement by the Board. 3 copies of all information accompanying the plan shall be submitted.

The application for approval of a Minor Subdivision shall include the following information:

- a) Proposed name of the subdivision, or identifying title, Zoning District, proposed use, and the name of the municipality in which it is located, plus the Assessor's Map and Lot Number for all properties contained in the subdivision.
- b) A field survey of the boundary lines of the tract, giving complete descriptive data by bearings and distance, made and certified by a licensed surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall include the type of monument set or found at each lot corner.
- c) A copy of any deed restrictions intended to cover all or part of the lots in the subdivision.
- d) Indication of the type of sewage disposal to be used in the subdivision.

- 1) When sewage disposal is to be accomplished by connection to the public sewer, a written statement from the Sewer District stating the District has the capacity to collect and treat the wastewater shall be provided.
 - 2) When sewage disposal is to be accomplished by subsurface wastewater disposal systems, test pit analyses, prepared by a Licensed Site Evaluator, shall be provided demonstrating adequate soils for subsurface sewage disposal of each lot. A map showing the location of all test pits dug on the site shall be submitted.
- e) Indication of the type of water supply system(s) to be used in the subdivision.
- If the water supply is proposed to be from private wells, then statements from the majority of abutting land owners (on either side of the road, if applicable), a minimum of 4, shall be supplied. The statement shall include:
- history of water contamination, if any, and
 - history of inadequate water yield, if any.
- If the Board suspects groundwater problems, then additional statements of water history shall be supplied by abutting or neighborhood landowners to the Planning Board at the Board's selection.
- If the subdivider cannot supply the above information, then a hydrologic study demonstrating that water contamination and supply will not affect the proposed development shall be submitted to the Planning Board.
- When water is to be supplied by public water supply, a written statement from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision and approving the plans for extensions where necessary. Where the district's supply line is to be extended, a written statement from the Fire Chief, stating approval of the location of fire hydrants, if any, shall be submitted.
- f) The date the plan was prepared, north point, graphic map scale and Zoning District, names and addresses of the record owner, subdivider, and individual or company who prepared the plan, and the names of adjoining property owners.
 - g) A copy of the portion of the county Soil Survey covering the subdivision.

- h) Contour lines at the interval specified by the Planning Board showing elevations in relation to Mean Sea Level (normally 20-foot intervals).
- i) If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan, established by the flood plain study of Knox-Lincoln Counties, 1986.

SECTION 7. PRELIMINARY PLAN FOR MAJOR SUBDIVISION

A. PROCEDURE

1. Within 6 months after the on-site inspection by the Board, the subdivider shall submit an application for approval of a Preliminary Plan at least 10 days prior to a scheduled meeting of the Board. Failure to do so shall require resubmission of the Sketch Plan to the Board. The Preliminary Plan shall approximate the layout shown on the Sketch Plan, plus any recommendations made by the Board.
2. All applications for Preliminary Plan approval for a Major Subdivision shall be accompanied by an application fee of \$50.00 per lot or dwelling unit, payable by check to the Town of Union - Planning Board Account. In addition, the applicant shall pay a fee of \$200.00 per lot or dwelling unit to be deposited in a special account designated for that subdivision application to be used by the Planning Board for hiring independent consulting services to review the application. If the balance of this special account is depleted, the applicant shall be required to finance any further consulting services deemed necessary by the Planning Board. Any balance in the account remaining after a final decision on the subdivision application by the Board shall be returned to the applicant.
3. The subdivider, or his duly authorized representative, shall attend the meeting of the Board to discuss the Preliminary Plan.
4. Upon receipt of an application for Preliminary Plan approval of a Major Subdivision, the Board shall notify in writing all owners of abutting property that an application for subdivision approval has been submitted.
5. Within 30 days of receipt of a Preliminary Plan application form and fees, the Board shall notify the applicant in writing whether or not the application is complete and what, if any, additional submissions are required for a complete application.
6. The Board may hold a public hearing on the Preliminary Plan application. If the Board decides to hold a public hearing, it shall hold the hearing within 30 days of receipt of a complete application and shall publish notice of the date, time, and

place of the hearing in a newspaper of general circulation in the municipality at least 2 times, the date of the first publication to be at least 7 days prior to the hearing.

- a) The Board shall provide an opportunity for the public to speak at the Preliminary Plan meeting.
7. The Board shall, within 30 days of a public hearing, or within 60 days of receipt of a complete application, if no hearing is held, or within another time limit as may be otherwise mutually agreed to by the Board and the subdivider, make findings of fact on the application, and approve, approve with conditions, or deny the Preliminary Plan. The Board shall specify in writing its findings of facts and reasons for any conditions or denial.
8. When granting approval to a Preliminary Plan, the Board shall state the condition of such approval, if any, with respect to:
 - a) The specific changes which it will require in the Final Plan;
 - b) The character and extent of the required improvements for which waivers may have been requested and which, in the Board's opinion, may be waived without jeopardy to the public health, safety, and general welfare; and
 - c) The amount of all performance guarantees which it will require as prerequisites to the approval of the Final Plan.
9. Approval of a Preliminary Plan shall not constitute approval of the Final Plan or intent to approve the Final Plan, but rather it shall be deemed an expression of approval of the design of the Preliminary Plan as a guide to the preparation of the Final Plan. The Final Plan shall be submitted for approval of the Board upon fulfillment of the requirements of these Ordinances and the condition of preliminary approval, if any, including payment of any fees due. Prior to the approval of the Final Plan, the Board may require additional changes as a result of the further study of the subdivision or as a result of new information received.

B. SUBMISSIONS

1. Location Map. The Preliminary Plan shall be accompanied by a location Map adequate to show the relationship of the proposed subdivision to the adjacent properties and to allow the Board to locate the subdivision within the municipality. The Location Map shall show:
 - a) Existing subdivisions in the proximity of the proposed subdivision.
 - b) Locations and names of existing and proposed streets.
 - c) Boundaries and designations of Zoning Districts.

- d) An outline of the proposed subdivision and any remaining portion of the owner's property if the Preliminary Plan submitted covers only a portion of the owner's entire contiguous holding.
2. Preliminary Plan. The Preliminary Plan shall be submitted in 3 copies of 1 or more maps or drawings which may be printed or reproduced on paper, with all dimensions shown in feet or decimals of a foot. The Preliminary Plan shall be drawn to a scale of not more than 100 feet to the inch. The Board may allow plans for subdivisions containing more than 100 acres to be drawn at a scale of not more than 200 feet to the inch, provided all necessary detail can easily be read. In addition, 1 copy of the plan(s) reduced to a size of 8½ x 11 inches and all accompanying information shall be provided to the Town of Union no less than 10 days prior to the meeting. The following information shall either be shown on the Preliminary Plan or accompany the application for preliminary approval:
- a) Proposed name of the subdivision and the name of the municipality in which it is located, plus the Tax Assessor's Map and Lot Numbers.
 - b) An actual field survey of the boundary lines of the tract, giving complete descriptive data by bearings and distances, made and certified by a licensed land surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall indicate the type of monument set or found at each lot corner.
 - c) A copy of the deed from which the survey was based. A copy of all covenants or deed restrictions, easements, rights-of-way, or other encumbrances currently affecting the property.
 - d) A copy of any covenants or deed restrictions intended to cover all or part of the lots in the subdivision.
 - e) Contour lines at the interval specified by the Planning Board, showing elevations in relation to Mean Sea Level (normally 20 foot intervals).
 - f) The number of acres within the proposed subdivision, location of property lines, existing buildings, watercourses, vegetative cover type, and other essential existing physical features.
 - g) Indication of the type of sewage disposal to be used in the subdivision.
 - 1) When sewage disposal is to be accomplished by connection to the public sewer, a letter from the Sewer District indicating there is adequate capacity within the District's system to transport and treat the sewage shall be submitted.

- 2) When sewage disposal is to be accomplished by subsurface sewage disposal systems, test pit analyses prepared by a Licensed Site Evaluator shall be provided. A map showing the location of all test pits dug on the site shall be submitted.
- h) Indication of the type of water supply system(s) to be used in the subdivision.

When water is to be supplied by public water supply, a letter from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision.
- i) The date the plan was prepared, magnetic north point, graphic map scale, names and addresses of the record owner, subdivider, and individual or company who prepared the plan.
- j) The names and addresses of owners of record of adjacent property, including any property directly across an existing public street from the subdivision.
- k) The location of any zoning boundaries affecting the subdivision.
- l) The location and size of existing and proposed sewers, water mains, culverts, and drainage ways on or adjacent to the property to be subdivided.
- m) The location, names, and present widths of existing and proposed streets, highways, easements, building lines, parks, and other open spaces on or adjacent to the subdivision.
- n) The width and location of any streets or public improvements shown upon the Official Map and the Comprehensive Plan, if any, within the subdivision.
- o) The proposed lot lines with approximate dimensions and lot areas.
- p) All parcels of land proposed to be dedicated to public use and the conditions of such dedication.
- q) The location of any open space to be preserved and an indication of its improvement and management.
- r) A soil erosion and sedimentation control plan endorsed by the Knox and Lincoln Soil and Water Conservation District.
- s) A plan for the disposal of surface drainage waters, prepared by a Registered Professional Engineer.

- t) A copy of that portion of the Knox and Lincoln Soil Survey covering the subdivision. When the medium intensity soil survey shows soil which are generally unsuitable for the uses proposed, the Board may require the submittal of a report by a Registered Soil Scientist indicating the suitability of soil conditions for those uses.
- u) If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan.

SECTION 8. FINAL PLAN FOR MAJOR SUBDIVISION

A. PROCEDURE

1. The subdivider shall, within 6 months after the approval of the Preliminary Plan, file with the Board an application for approval of the Final Plan. If the application for the Final Plan is not submitted within 6 months after Preliminary Plan approval, the Board may refuse without prejudice to act on the Final Plan and require resubmission of the Preliminary Plan. The Final Plan shall approximate the layout shown on the Preliminary Plan, plus any recommendations made by the Board.
2. All applications for Final Plan approval for Major Subdivision shall be accompanied by an application fee of \$25.00 per lot or dwelling unit payable by check to the Town of Union. If a public hearing is deemed necessary by the Board, an additional fee of \$50.00 shall be required to cover the costs of advertising and postal notification.
3. The subdivider, or his/her duly authorized agent, shall attend the meeting of the Board to discuss the Final Plan.
4. Upon determination that a complete application has been submitted for review, the Board shall issue a dated receipt to the subdivider. The Board shall determine whether to hold a public hearing on the Final Plan application.
5. Prior to submittal of the Final Plan application, the following approvals shall be obtained in writing, where appropriate:
 - a) Maine Department of Environmental Protection, under the Site Location of Development Act, Alteration of Coastal Wetlands Act, Great Ponds Act, Fresh Water Wetland Act, Alteration of Streams and Rivers Act, or if a Wastewater Discharge License is needed.
 - b) The servicing water utility, if an existing public water service is to be used.
 - c) Maine Department of Human Services, if the subdivider proposes to provide a central water supply system.

- d) The servicing sewer district, if an existing public sewage disposal system is to be used.
 - e) Maine Department of Human Services, if a centralized or shared subsurface sewage disposal system(s) is to be utilized.
6. A public hearing may be held by the Planning Board within 30 days after the issuance of a receipt for the submittal of a complete application. This hearing shall be advertised in a newspaper of local circulation at least 2 times, the date of the first publication to be at least 7 days before the hearing and the notice of the hearing shall be posted in at least 3 prominent places at least 7 days prior to the hearing.

When a subdivision is located within 500 feet of a municipal boundary, and a public hearing is to be held, the Planning Board shall notify the Clerk and the Planning Board of the adjacent municipality involved at least 10 days prior to the hearing.

7. The Planning Board shall notify by policy-form letter the Road Commissioner, School Superintendent, Police Chief, and Fire Chief of the proposed subdivision, the number of dwelling units proposed, the length of roadways, and the size and construction characteristics of any multi-family, commercial, or industrial buildings. The Planning Board shall request that the Town officials comment on the proposed subdivision.
8. Before the Board grants approval of the Final Plan, the subdivider shall meet the performance guarantee requirements contained in Section 12.
9. If the subdivision is located in more than one municipality, the Board shall have a joint meeting with the Planning Board of the adjacent municipality to discuss the plan.
10. The Board, within 30 days from the public hearing or within 60 days of receiving a complete application, if no hearing is held, shall make findings of fact and conclusions relative to the standards contained in Title 30 MRSA, §4956, subsection 3, and in these Ordinances. If the Board finds that all standards of the Statute and these Ordinances have been met, they shall approve the Final Plan. If the Board finds that any of the standards of the Statute and these Ordinances have not been met, the Board shall either deny the application or approve the application with conditions to ensure all of the standards will be met by the subdivision. The reasons for any conditions shall be stated in the records of the Board.

B. SUBMISSIONS

The Final Plan shall consist of 1 or more maps or drawings drawn to a scale of not more than 100 feet to the inch. Plans for subdivisions containing more than 100 acres may be drawn at a scale of no more than

200 feet to the inch. Plans shall be no larger than 24 by 36 inches in size and shall have a margin of 2 inches outside of the border line on the left side for binding and a 1 inch margin outside the border along the remaining sides. Space shall be reserved thereon for endorsement by the Board. One reproducible, stable-based transparent original, to be recorded at the Registry of Deeds, and 3 copies of the plan shall be submitted. In addition, one copy of the Final Plan, reduced to a size of 8½ by 11 inches, and all accompanying information shall be mailed to each Board member no less than 7 days prior to the meeting.

The application for approval of the Final Plan shall include the following information:

1. Proposed name of the subdivision and the name of the municipality in which it is located, plus the Assessor's Map and Lot Numbers.
2. An actual field survey of the boundary lines of the tract, giving complete descriptive data by bearing and distances, made and certified by a licensed land surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall indicate the type of monument set or found at each at each lot corner.
3. The number of acres within the proposed subdivision, location of property lines, existing buildings, watercourses, and other essential existing physical features.
4. Indication of the type of sewage disposal to be used in the subdivision. When sewage disposal is to be accomplished by connection to the public sewer, a written statement from the Sewer District indicating the District has reviewed and approved the sewerage design shall be submitted.
5. Indication of the type of water supply system(s) to be used in the subdivision.
 - a) When water is to be supplied by public water supply, a written statement from the servicing water district shall be submitted indicating the district has reviewed and approved the water system design. A written statement shall be submitted from the Fire Chief approving all hydrant locations or other fire protection measures deemed necessary.
 - b) When water is to be supplied by private wells, evidence of adequate ground water supply and quality shall be submitted by a written statement from either a well driller familiar with the area or a hydrologist, if the Board deems it necessary.
6. The date the plan was prepared, magnetic and true north point, graphic map scale, names and addresses of the record owner, subdivider, and individual or company who prepared the plan.

7. The location of any zoning boundaries affecting the subdivision.
8. The location and size of existing and proposed sewers, water mains, culverts, and drainage ways on or adjacent to the property to be subdivided.
9. The location, names, and present widths of existing and proposed streets, highways, easements, building lines, parks, and other open spaces on or adjacent to the subdivision. The plan shall contain sufficient data to allow the location, bearing, and length of every street line, lot line, and boundary line to be readily determined and be reproduced upon the ground. These lines shall be tied to reference points previously established. The length of all straight lines, the deflection angles radii, length of curves, and central angles of curves, tangent distances, and tangent bearings for each street shall be included.
10. The width and location of any streets or public improvements shown upon the Official Map and the Comprehensive Plan, if any, within the subdivision.
11. All parcels of land proposed to be dedicated to public use and the conditions of such dedication. Written offers of cession to the municipality of all public open spaces shown on the plan, and copies of agreements or other documents showing the manner in which open spaces to be retained by the developer or lot owners are to be maintained shall be submitted. If open space or other land is to be offered to the municipality, written evidence that the Planning Board members are satisfied with the legal sufficiency of the written offer of cession shall be included.
12. A list of construction items with cost estimates that will be completed by the developer prior to the sale of lots. A separate list of construction and maintenance items, with both capital and annual operating cost estimates, that must be financed by the municipality, or quasi-municipality district. These lists shall include but not be limited to:

Schools, including busing
Street maintenance and snow removal
Police and fire protection
Solid waste disposal
Recreation facilities
Storm water drainage
Wastewater treatment
Water supply

The developer shall provide an estimate of the net increase in taxable assessed valuation at the completion of the construction of the subdivision.
13. If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan.

C. FINAL APPROVAL AND FILING

1. No plan shall be approved by the Planning Board as long as the subdivider is in default on a previously approved plan.
2. Upon findings of fact and determination that all standards in Title 30 MRSA, S4956, subsection 3, and these Ordinances have been met, and upon voting to approve the subdivision, the Board shall sign the Final Plan. The Board shall specify in writing its findings of facts and reasons for any conditions or denial. One copy of the signed plan shall be retained by the Board as part of its permanent records. One copy of the signed plan shall be forwarded to the Tax Assessor. One copy of the signed plan shall be forwarded to the Code Enforcement Officer. Any subdivision not recorded in the Registry of Deeds within 90 days of the date upon which the plan is approved and signed by the Board shall become null and void.
3. At the time the Board grants Final Plan approval, it may permit the plan to be divided into 2 or more sections, subject to any conditions the Board deems necessary in order to insure the orderly development of the plan. If any municipal or quasi-municipal department head notified of the proposed subdivision informs the Board that their department or district does not have adequate capital facilities to service the subdivision, the Board shall require the plan to be divided into 2 or more sections, subject to any conditions the Board deems necessary in order to allow the orderly planning, financing, and provision of public services to the subdivision. If the superintendent of schools indicates that there is less than 10% excess classroom capacity existing in the school(s) which will serve the subdivision, in considering previously approved, but not yet built, subdivisions, the Board shall require the plan to be divided into sections to prevent classroom overcrowding.
4. No changes, erasures, modifications, or recisions shall be made in any Final Plan after approval has been given by the Planning Board and endorsed in writing on the plan, unless the revised Final Plan is first submitted and the Board approves any modifications, except in accordance with Section 9, A, 3. The Board shall make findings that the revised plan meets the standards of Title 30 MRSA, S4956, subsection 3, and these regulations. In the event that a plan is recorded without complying with this requirement, it shall be considered null and void, and the Board shall institute proceedings to have the plan stricken from the records of the Registry of Deeds.
5. The approval by the Board of a subdivision plan shall not be deemed to constitute or be evidence of any acceptance by the municipality of any street, easement, or other open space shown on such plan. When a park, playground, or other recreation area shall have been shown on the plan to be dedicated to the municipality, approval of the plan shall not constitute an acceptance by the municipality of such areas. The Board shall require the plan to contain appropriate notes to this effect.

The Board may also require the filing of a written agreement between the applicant and the Planning Board covering future deed and title, dedication, and provision for the cost of grading, development, equipment, and maintenance of any such dedicated area.

6. Failure to commence substantial construction of the subdivision within two years of the date of approval and signing of the plan shall render the plan null and void. Upon determining that a subdivision's approval has expired under this paragraph, the Board shall have a notice placed in the Registry of Deeds to that effect.

SECTION 9. ENFORCEMENT

The subdivider shall, prior to commencing construction, be responsible for coordinating a meeting to be held in the Union Town Office to which the Code Enforcement Officer, the Road Commissioner, and representatives of all utilities, water, and sanitary district shall be invited to attend. The subdivider shall present the construction program and schedule to those present at that meeting.

A. INSPECTION OF REQUIRED IMPROVEMENTS:

1. At least 5 days prior to commencing each major phase of construction or required improvements, the subdivider or builder shall notify the Code Enforcement Officer in writing of the time when he proposes to commence construction of such improvements, so that the Municipal Officers can cause inspection to be made to assure that all municipal specifications and requirements shall be met during the construction of required improvements, and to assure the satisfactory completion of improvements and utilities required by the Board.
2. If the inspecting official finds upon inspection of the improvements that any of the improvements have not been constructed in accordance with the plans and specifications filed by the subdivider, he shall so report in writing to the Municipal Officers, who shall take any steps necessary to preserve the municipality's rights.
3. If, at any time before or during the construction of the required improvements, it appears to be necessary or desirable to modify the required improvements, the inspecting official is authorized to approve minor modifications due to unforeseen circumstances such as encountering hidden outcrops of bedrock, natural springs, etc. The inspecting official shall issue any approval under this section in writing and shall transmit a copy of the approval to the Board. Revised plans shall be filed with the Town. For major modifications, such as relocation of rights-of ways, property boundaries, changes of grade by more than one percent, etc., the subdivider shall obtain permission to modify the plans from the Board.

4. Prior to the sale of any lot, the subdivider shall provide the Board with a letter from a Registered Land Surveyor, stating that all monumentation shown on the plan has been installed.
5. Upon completion of street construction and prior to a vote by the Municipal Officers to submit a proposed town way to a Town meeting, a written certification signed by a professional engineer registered in the State of Maine shall be submitted to the Municipal Officers, at the expense of the applicant, certifying that the proposed town way meets or exceeds the design and construction requirements of these regulations. If there are any underground utilities, the servicing utility shall certify in writing that they have been installed in a manner acceptable to the utility.
6. The subdivider or builder shall be required to maintain all improvements and provide for snow removal on streets and sidewalks until acceptance of the improvements by the municipality.

B. VIOLATIONS AND ENFORCEMENT

1. A plan of a division of land within the municipality which would constitute a subdivision shall be recorded in the Registry of Deeds until a Final Plan has been approved by the Board in accordance with these regulations.
2. No person, firm, corporation, or other legal entity may convey, offer, or agree to convey any land in a subdivision which has not been approved by the Board and recorded in the Registry of Deeds.
3. No person, firm, corporation, or other legal entity may convey, offer, or agree to convey any land in an approved subdivision which is not shown on the Final Plan as a separate lot.
4. Any person, firm, corporation, or other legal entity who conveys, offers, or agrees to convey any land in a subdivision which has not been approved as required by these regulations shall be punished by a fine of not less than \$100.00 and not more than \$2,500.00 for each such conveyance, offering, or agreement. The municipality may institute proceedings to enjoin the violation of this Section, and may collect attorney's fees and court costs if it is the prevailing party.
5. No public utility, water district, sanitary district, or any utility company of any kind shall serve any lot in a subdivision for which a Final Plan has not been approved by the Board.
6. Development of a subdivision without Board approval shall be a violation of law. Development includes grading or construction of roads, grading of land or lots, or construction of buildings which require a Final Plan approved as provided in these regulations and recorded in the Registry of Deeds.

7. No lot in a subdivision may be sold, leased, or otherwise conveyed before the street upon which the lot fronts is completed in accordance with these regulations, up to and including the entire frontage of the lot. No unit in a multi-family development shall be occupied before the street upon which the unit is accessed is completed in accordance with these regulations.

SECTION 10. GENERAL STANDARDS (MAJOR AND MINOR)

In reviewing applications for a subdivision, the Board shall consider the following general standards and make findings in writing that each has been met prior to the approval of a Final Plan. In all instances, the burden of proof shall be upon the applicant.

A. CONFORMANCE WITH COMPREHENSIVE PLAN

All proposed subdivisions shall be in conformity with the Comprehensive Plan or policy statement of the municipality and with the provisions of all pertinent State and local codes and ordinances.

B. RETENTION OF OPEN SPACES AND NATURAL OR HISTORIC FEATURES

1. In any subdivision larger than 35 acres, or more than 20 lots or dwelling units, the developer shall provide up to 10% of his total area as open space. In any subdivision of 35 acres or less, the Board shall request the developer to provide up to 10% of his total area as open space. The developer may instead make a payment-in-lieu-of dedication into a municipal land acquisition fund.
2. Land reserved for open space purposes shall be of a character, configuration, and location suitable for the particular use intended. A site intended to be used for active recreation purposes, such as a playground or a play field, should be relatively level and dry, have a total frontage on one or more streets of at least 200 feet, and have no major dimensions of less than 200 feet. Sites selected primarily for scenic or passive recreation purposes shall have such access as the Board may deem suitable and no less than 25 feet of road frontage. The configuration of such sites shall be deemed adequate by the Board with regard to scenic attributes to be preserved, together with sufficient areas for trails, look outs, etc. where necessary and appropriate.
3. Reserved land acceptable to the Board and subdivider may be dedicated to the municipality as a condition of approval.
4. Land reservation shall be calculated on a basis of 1300 square feet per dwelling units proposed, or 10 acres per 100 dwelling units. Where land is not suitable or is insufficient in amount, a payment-in-lieu-of dedication shall be calculated at the market value of land at the time of the subdivision, as determined by the municipal tax assessor, and deposited into a municipal land acquisition or improvement fund.

5. The Board may require that the development plans include a landscape plan that will show the preservation of any existing trees larger than 24 inches diameter breast height, the replacement of trees and vegetation, graded contours, streams, and the preservation of scenic, historic, or environmental significant areas. Cutting of trees on the northerly borders of lots should be avoided as far as possible to retain a natural wind buffer.

C. LOTS

1. Lots shall meet the minimum requirements of the Land Use Ordinance for the zoning district in which they are located. Additionally, lots of subdivisions within Rural District #4 having frontage on the St. George River shall have such shore frontage and lot depth as to meet the standards of Title 30 MRSA, Section 4956, 3, L. Lot configuration should be designed to maximize use of solar energy on building sites with suitable orientation.
2. Lots with multiple frontages shall be avoided whenever possible. When lots do have frontage on two or more roads, the plan and deed restrictions shall indicate vehicular access shall be located only on the less traveled way.
3. Wherever possible, side lot lines shall be perpendicular to the street.
4. The subdivision of tracts into parcels with more than twice the required minimum lot size shall be laid out in such a manner as either to provide for or preclude future resubdivision. Where public utilities could be extended to the subdivision in the foreseeable future, the subdivision shall be designed to accommodate the extensions of utilities.
5. If a lot on one side of a stream, road, or other similar barrier fails to meet the minimum requirements for lot size, it may not be combined with a lot on the other side of the stream or road to meet the minimum lot size.
6. The ratio of lot length to width shall not be more than three to one (3:1).

D. UTILITIES

1. Utilities shall be installed underground except as otherwise approved by the Board.
2. Underground utilities shall be installed prior to the installation of the final gravel base of the road.
3. The size, type, and location of street lights, electric and gas lines, telephone and other utilities shall be shown on the plan and approved by the Board.

E. REQUIRED IMPROVEMENTS

The following improvements are required for all subdivisions unless waived by the Board in accordance with provisions of these regulations.

1. MONUMENTS

- a) Iron monuments shall be set at all street intersections and points of curvature, but no further than 750 feet apart along street lines without curves or intersections.
- b) Iron monuments shall be set at all corners and angle points of the subdivision boundaries where the interior angle of the subdivision boundaries is 135 degrees or less.
- c) Iron monuments shall be a minimum of 5/8 inch diameter and 4 feet in length and set in the ground at final grade level.
- d) All other subdivision boundary corners and angle points, as well as all lot boundary corners and angle points, shall be marked by suitable monumentation.

2. WATER SUPPLY

- a) When a subdivision is to be served by a public water system, the complete supply system, including fire hydrants, shall be installed at the expense of the subdivider.
 - 1) The subdivider shall provide a written statement from the servicing water company or district that adequate water for both domestic and fire fighting purposes can be provided without placing an undue burden on the source, treatment facilities, or distribution system involved. The subdivider shall be responsible for paying the costs of system improvements necessary to serve the subdivision.
 - 2) The size and location of mains, gate valves, hydrants, and service connections shall be reviewed and approved in writing by the servicing water company or district and the Fire Chief.
- b) When the location of a subdivision does not allow for a financially reasonable connection to a public water supply system, the Planning Board may allow the use of individual wells or a private community water system.
 - 1) Dug wells shall be permitted only if it is demonstrated to be not economically feasible to develop other ground water sources and shall be constructed so as to prevent infiltration of surface water into the well. Unless otherwise permitted by the Board, the subdivider shall prohibit dug wells by deed restrictions and a note on the plan.

- 2) If a central water supply system is provided by the subdivider, the location and protection of the source and the design, construction, and operation of the system shall conform to the standards of the Maine Rules Relating to Drinking Water.
- 3) The subdivider shall construct ponds and dry hydrants to provide for adequate water storage for fire-fighting purposes. An easement shall be granted to the municipality granting access to the dry hydrants where necessary.

3. SEWAGE DISPOSAL

Public System

- a) A sanitary sewer system shall be installed at the expense of the subdivider when there is a public sanitary sewer line located within one thousand (1000) feet of the proposed subdivision at its nearest point. The sewer district shall certify that providing service to the proposed subdivision is within the capacity of the system's collection and treatment system.
- b) The sewer district shall review and approve in writing the construction drawings for the sewage system.

4. SURFACE DRAINAGE

- a) Where a subdivision is traversed by a stream, river, or surface water drainageway or where the Board feels that surface water runoff to be created by the subdivision should be controlled, there shall be provided easements or drainage rights-of-way of swales, culverts, catch basins, or other means of channelling surface water within the subdivision and over other properties. This stormwater management system shall be designed by a Registered Professional Engineer.
- b) Drainage easements for existing water courses or proposed drainage ways shall be provided and indicated on the plan at least thirty (30) feet wide, conforming substantially with the lines of existing natural drainage.
- c) The developer shall provide a statement from the designing engineer that the proposed subdivision will not create erosion, drainage, or runoff problems either in the subdivision or in other properties. Where the peak runoff from the subdivision onto other properties is increased either in volume or duration, easements from the abutting property owners, allowing such additional discharge, shall be obtained.
- d) A storm water drainage plan showing ditching, culverts, storm drains, easements, and other proposed improvements meeting the standards of Section 11.4 shall be submitted.

F. LAND FEATURES

1. Topsoil shall be considered part of the subdivision and shall not be removed from the site except for surplus topsoil from roads, parking areas, and building excavations.
2. Except for normal thinning, landscaping, and cutting trees to provide access to direct sunlight, existing vegetation shall be left intact to prevent soil erosion. The Board shall require a developer to take measures to correct and prevent soil erosion in the proposed subdivision.

G. CLUSTER DEVELOPMENT

1. PURPOSE

The purpose of these provisions is to allow for innovative concepts of housing development where maximum variations of design may be allowed, provided that the net residential density shall be no greater than is permitted in the Zoning District in which the development is proposed. To this end, the layout and dimensional requirements of the Zoning Ordinance may be altered without restriction except height limitations.

2. BASIC REQUIREMENTS

- a) All the requirements and standards of these Ordinances, except those dealing with lot layout and dimensions, shall be met.
- b) The minimum area of land in a cluster development shall be ten (10) acres, except where there is public water and sewer.
- c) The plan shall indicate the location of all proposed roads, structures, parking areas, footpaths, and common open space.
- d) No building shall be constructed on soil types classified by the S.C.S. as being poorly or very poorly drained.
- e) Where a cluster development abuts a waterbody, a portion of the shoreline, as well as reasonable access to it, shall be part of the common land.
- f) In cluster developments with individual lot sizes of 20,000 square feet or less, all dwelling units shall be connected to a common water supply and distribution system, either public or private.
- g) In cluster developments with individual lot sizes of 20,000 square feet or less, all dwelling units shall be connected to a public sewer system or to a central collection and treatment system.

- h) Buildings shall be oriented with respect to scenic vistas, natural landscape features, topography, south-facing slopes, and natural drainage areas, in accordance with an overall plan for site development and landscaping.

H. DEDICATION AND MAINTENANCE OF COMMON OPEN SPACE AND SERVICES

1. All common land shall be owned jointly or in common and undivided by the owners of the dwelling units by means of a homeowners association, by an association which has as its principal purpose the conservation or preservation of land in essentially its natural condition, or by the municipality.
2. Further subdivision of the common land or its use for other than non-commercial, recreation, or conservation purposes, except for easements for underground utilities, shall be prohibited. Structures and buildings accessory to non-commercial, recreation, or conservation uses may be erected on the common land.
3. The common open space shall be shown on the Final Plan with appropriate notation on the plan to indicate that:
 - a) It shall not be used for future building lots, and
 - b) A part or all of the common open space may be dedicated for acceptance by the municipality.
4. If any or all of the common open space and services are to be reserved for use by the residents, the by-laws of the proposed homeowners association shall specify maintenance responsibilities and shall be submitted to the Board prior to Final Plan approval.
5. Covenants for mandatory membership in the homeowners association setting forth the owner's rights, interests, and privileges in the association and the common property shall be reviewed by the Board and included in the deed for each lot or dwelling.
6. The homeowners association shall have the responsibility of maintaining the common property.

7. The association shall levy annual charges against all owners of dwelling units to defray the expenses connected with the maintenance of common property and tax assessments.
8. The developer or subdivider shall maintain control of the common property and be responsible for its maintenance until development sufficient to support the association has taken place.

I. CONSTRUCTION IN FLOOD HAZARD AREAS

When any part of a subdivision is located in a special flood hazard area as identified by the Federal Emergency Management Agency, the plan shall indicate that all principal structures on lots in the subdivision shall be constructed with their lowest floor, including the basement, at least one (1) foot above the 100-year flood elevation, and all construction must conform to Article 8 of Floodplain Management Ordinance enacted March 9, 1987. Such a restriction shall be included in the deed to any lot which is included or partially included in the flood hazard area.

SECTION 11. STREET AND STORM DRAINAGE DESIGN AND CONSTRUCTION STANDARDS

A. GENERAL REQUIREMENTS

1. The Board shall not approve any subdivision plan unless proposed streets and storm water management systems are designed in accordance with any local ordinance or the specifications contained in these regulations. Approval of the Final Plan by the Board shall not be deemed to constitute or be evidence of acceptance by the municipality of any street or easement.
2. Subdividers shall submit to the Board, as part of the Final Plan, detailed construction drawings showing a plan view, profile, and typical cross-section of the proposed streets. The plans shall include the following information:
 - a) Date, scale, and magnetic or true north point.
 - b) Intersections of the proposed street with existing streets.
 - c) Roadway and right-of-way limits including edge of pavement, edge of shoulder, sidewalks, and curbs.
 - d) Kind, size, location, material, profile, and cross-section of all existing and proposed drainage structures and their location with respect to the existing natural waterways and proposed drainage ways.
 - e) Complete curve data shall be indicated for all horizontal and vertical curves.
 - f) Turning radii at all intersections.
 - g) Center line gradients.

- h) Locations of all existing and proposed overhead and underground utilities to include, but not be limited to, water, sewer, electricity, telephone, lighting, and cable vision.
- 3. Upon receipt of plans for a proposed public street, the Board shall forward one (1) copy to the Municipal Officers and one (1) copy to the Road Commissioner for review and comment. Plans for streets which are not proposed to be accepted by the municipality shall be sent to the Municipal Officers for review and comment.

B. STREET DESIGN STANDARDS

- 1. These design standards shall be met by all streets within subdivisions and shall control the roadways, shoulders, curbs, sidewalks, drainage systems, culverts, and other appurtenances.
- 2. Streets shall be designed to discourage through traffic within a residential subdivision.
- 3. Wherever existing or other proposed streets, topography, and public safety permit, streets shall run in east-west directions to maximize access for solar energy utilization. The character, extent, width, and grade of all streets shall be considered in their relation to existing or planned streets.
- 4. Reserve strips controlling access to streets shall be prohibited except where their control is definitely placed in the municipality.
- 5. Where a subdivision borders an existing narrow street (not meeting the width requirements of the standards for streets in these Ordinances) or when the Comprehensive Plan indicates plans for realignment or widening of a road that would require use of some of the land in the subdivision, the plan shall indicate reserved areas for widening or realigning the road marked "Reserved for Road Realignment and Paving (Widening) Purposes." Land reserved for such purposes may not be included in computing lot area or setback requirements of the Zoning Ordinance. When such widening or realignment is indicated on the Official Map, the reserve area shall not be included in any lot, but shall be reserved to be deeded to the municipality or State.
- 6. Where a major subdivision abuts or contains an existing or proposed arterial street, no residential lot may have vehicular access directly on to the arterial street. This requirement shall be noted on the Plan and in the deeds of any lot with frontage on the arterial street.

7. The following design standards apply according to street classification:

Description	Type of Street			
	Arterial	Collector	Minor	Private Right of Way
Minimum right of way	50'	50'	50'	50'
Minimum sidewalk width	24'	24'	20'	12'
Sidewalk width	4'	4'	4'	N/A
Minimum grade	0.5%	0.5%	0.5%	N/A
Maximum grade	5%	6%	8%	10%
Minimum centerline radius	230'	230'	150'	N/A
Minimum tangent between curves or reverse realignment	200'	200'	100'	N/A
Roadway crown	$\frac{1}{4}$ " ft	$\frac{1}{4}$ " ft	$\frac{1}{4}$ " ft	N/A
Minimum angle of street intersections	90°	90°	90°	90°
Maximum grade within 75 ft of intersection	2%	2%	2%	N/A
Minimum curb radii at intersections	30'	20'	15'	N/A
Minimum right-of-way radii at intersections	20'	10'	10'	10'
Minimum width of shoulders (each side)	3'	3'	3'	3'

8. The centerline of the roadway shall be the centerline of the right-of-way.
9. Dead-end Streets. In addition to the design standards above, dead-end streets shall be constructed to provide a cul-de-sac turnaround with the following requirements for radii: property line 65 ft; outer edge of pavement 50'. The Board may require the reservation of a twenty (20) foot easement in line with the street to provide continuation of pedestrian traffic or utilities to the next street. The Board may also require the reservation of a fifty (50) foot easement in line with the street to provide continuation of the road where future subdivision is possible.
10. Grades, Intersections, and Sight Distances.
- Grades of all streets shall conform in general to the terrain, so that cut and fill are minimized while maintaining the grade standards above.
 - All changes in grade shall be connected by vertical curves to provide for the minimum sight distances below.

- c) Where new street intersections or driveway curb-cuts are proposed, sight distances, as measured along the road onto which traffic will be turning, shall be based upon the posted speed limit and conform to the table below:

Posted Speed Limit (mph)	25	30	35	40	45	50	55
Sight Distance	250	300	350	400	450	500	550

Where necessary, corner lots shall be cleared of all growth and sight obstructions, including ground excavation, to achieve the required visibility.

- d) Cross (four-cornered) street intersections shall be avoided insofar as possible, except as shown on the Comprehensive Plan or at other important traffic intersections. A minimum distance of two hundred (200) feet shall be maintained between center lines of side streets.

11. Where installed, sidewalks shall meet these minimum requirements.

a) Bituminous Sidewalks:

1. The gravel aggregate sub-base course shall be no less than twelve (12) inches thick.
2. The crushed aggregate base course shall be no less than two (2) inches thick.
3. The hot bituminous pavement surface course shall be no less than two (2) inches after compaction.

b) Portland Cement Concrete Sidewalks:

1. The sand base shall be no less than six (6) inches thick.
2. The Portland Cement concrete shall be reinforced with six (6) inch square, number ten (10) wire mesh, and shall be no less than four (4) inches thick.

12. Where installed, curbing shall be granite, concrete, or bituminous concrete and shall be installed on a thoroughly compacted gravel base of six (6) inches minimum thickness. The specified pavement width above shall be measured between the curbs.

C. STREET CONSTRUCTION STANDARDS

1. Minimum thickness of material after compaction:

Street Materials	Minimum Requirements			
	Arterial	Collector	Minor	Private Right of Way
Aggregate sub-base course (maximum size stone-4")	18"	18"	18"	12"
Crushed aggregate base course	4"	3"	3"	3"
Hot bituminous pavement:				
Total thickness	3"	3"	3"	N/A
Surface course	1"	1"	1"	N/A
Base course	2"	2"	2"	N/A

2. Preparation.

- a) Before any clearing has started on the right-of-way, the center line and side lines of the new road shall be staked or flagged at fifty (50) foot intervals.
 - b) Before grading is started, the entire right-of-way, other than trees and vegetation intended for preservation, shall be cleared of all stumps, roots, brush, and other objectionable material. All ledge, large boulders, and tree stumps shall be removed from the roadway.
3. All organic materials shall be removed to a depth of two (2) feet below the subgrade of the roadway. Rocks, ledge, and boulders shall also be removed to a depth of two (2) feet below the subgrade of the roadway. On soils which have been identified as not suitable for roadways, the subsoil shall be removed from the street site to a depth of two (2) feet below the subgrade and replaced with material meeting the specifications for gravel aggregate sub-base below.
4. Side slopes shall be no steeper than a slope of three (3) feet horizontal to one (1) foot vertical and shall be graded, limed, fertilized, and seeded according to the specifications of the erosion and sedimentation control plan.
5. All underground utilities shall be installed prior to paving to avoid cuts in the pavement. Building sewers and water service connections shall be installed to the edge of the right-of-way prior to paving.
6. Bases and pavement.
- a) Bases.

The Aggregate Base Course shall be sand or gravel of hard durable particles free from vegetative matter, lumps, or balls of clay and other deleterious substances.

b) Pavement Joints.

Where pavement joins an existing pavement, the existing pavement shall be cut along a smooth line and form a neat, even vertical joint.

c) Curbs and Gutters.

1. Street curbs and gutters shall be installed as required by the Board.
2. Curbs shall be vertical except when sloped curbs are specifically allowed by the Board.

d) Pavements.

1. Minimum standards for the base layer of pavement shall be the M.D.O.T. specifications for plant mix grade C with an aggregate size of no more than one (1) inch maximum.
2. Minimum standards for the surface layer of pavement shall meet the M.D.O.T. specifications for plant mix grade C with an aggregate size no more than 3/4 inch maximum.

D. STORM WATER MANAGEMENT DESIGN STANDARDS

1. Adequate provision shall be made for disposal of all storm water generated within the subdivision and any drained ground water through a management system of swales, culverts, underdrain, and storm drains. The storm water management system shall be designed to conduct storm water flows to existing watercourses or storm drains.
 - a) All components of the storm water management system shall be designed to meet the criteria of a twenty-five (25) year storm based on rainfall data for West Rockport, Maine.
 - b) The minimum pipe size for any storm drainage pipe shall be twelve (12) inches. Maximum trench width at the pipe crown shall be the outside diameter of the pipe plus two (2) feet. Pipe shall be bedded in a fine granular material containing no stones larger than three (3) inches, lumps of clay, or organic matter reaching a minimum of six (6) inches below the bottom of the pipe extending to six (6) inches above the top of the pipe.
 - c) Catch basins shall be installed where necessary.
 - d) Outlets shall be stabilized against soil erosion by stone riprap or other suitable materials to reduce storm water velocity.

2. The storm water management system shall be designed to accommodate upstream drainage, taking into account existing conditions and approved or planned developments not yet built, and shall include a surplus design capacity factor of twenty-five percent (25%) for potential increases in upstream runoff.
3. Downstream drainage requirements shall be studied to determine the effect of the proposed subdivision. The storm drainage shall not overload existing or future planned storm drainage systems downstream from the subdivision. The subdivider shall be responsible for financing any improvements to existing drainage systems required to handle the increased storm flows.
4. Wherever the storm drainage system is not within the right-of-way of a public street, perpetual easements shall be provided to the Town allowing maintenance and improvement of the system.
5. Where soils require a subsurface drainage system, the drains shall be installed and maintained separately from the storm water drainage system.

E. STORM DRAINAGE CONSTRUCTION STANDARDS

1. Materials.

- a) Reinforced Concrete Pipe shall meet the requirements of ASTM Designation C-76 (AASHTOM 170). Pipe classes shall be required to meet the soil and traffic loads with a safety factor of 1.2 on the .01 inch crack strength with a Class B bedding. Joints shall be of the rubber gasket type meeting ASTM Designation C 443-70, or of an approved preformed plastic jointing material such as "Ramnek." Perforated Concrete Pipe shall conform to the requirements of AASHTOM 175 for the appropriate diameters.
- b) Corrugated Metal Pipe shall be meeting the requirements of AASHTO Designation M 190 Type C for iron or steel pipe or AASHTO Designation M 196 for aluminum alloy pipe for sectional dimensions and type. Pipe gauge shall be as required to meet the soil and traffic loads with a deflection of not more than five percent (5%).
- c) ABS (Acrylonitrile-butadiene-styrene) composite pipe and fittings shall conform to the requirements of AASHTO M 264 and AASHTO M 265. Perforated pipe shall conform to the requirements of AASHTO M 36, Type 111.
- d) Corrugated Plastic Pipe shall conform to the requirements of AASHTO M-252.
- e) Manholes shall be of precast concrete truncated cone section construction meeting the requirements of ASTM Designation C 478 or precast concrete manhole block construction meeting the requirements of ASTM Designation C 139, radial type. Bases may be cast in place 3,000 psi 28-day strength

concrete or may be of precast concrete placed on a compacted foundation of uniform density. Metal frames and traps shall be set in a full mortar bed and with tops shall conform to the requirements of AASHTO M 103 for carbon steel castings, AASHTO M 105, Class 30, for gray iron castings, or AASHTO M 183 (ASTM A 283, Grade B or better) for structural steel.

- f) Catch Basins shall be of precast concrete truncated cone section construction meeting the requirements of ASTM Designation C 478 or precast concrete manhole block construction meeting the requirements of ASTM Designation C 139, radial type. Castings shall be square cast iron sized for the particular inlet condition with the gratings perpendicular to the curb line. Bases may be cast in place 3,000 psi 28-day strength concrete or may be of precast concrete placed on a compacted foundation of uniform density. Metal frames and traps shall be set in a full mortar bed and with tops shall conform to the requirements of AASHTO M 103 for carbon steel castings, AASHTO M 105, Class 30, for gray iron castings, or AASHTO M 183 (ASTM A 283, Grade B or better) for structural steel.
- 2. Drain inlet alignment shall be straight in both horizontal and vertical alignment unless specific approval of a curvilinear drain is obtained in writing from the Board, after consultation with the Municipal Officer.
- 3. Manholes shall be provided at all changes in vertical and horizontal alignment and at all junctions. On straight runs, manholes shall be placed at a maximum of 400 foot intervals.
- 4. Upon completion, each catch basin or manhole shall be cleaned of all accumulation of silt, debris, or foreign matter and shall be kept clear until final acceptance.

F. ADDITIONAL IMPROVEMENTS AND REQUIREMENTS

- 1. Erosion Control. The procedures outlined in the erosion and sedimentation control plan shall be implemented during the site preparation, construction, and clean-up stages.
- 2. Cleanup. Following street construction, the developer or contractor shall conduct a thorough cleanup of stumps and other debris from the entire street right-of-way. If on-site disposal of the stumps and other debris is proposed, the site shall be indicated on the plan and be suitably covered with fill and topsoil, limed, fertilized, and seeded.
- 3. Street Names, Signs, and Lighting. Streets which join and are in alignment with streets of abutting or neighboring properties shall bear the same name. Names of new streets shall not duplicate, nor bear phonetic resemblance to, the names of existing streets within the municipality and shall be subject to the approval of the Board. No street name shall be the common given name of a person. The developers shall reimburse the

municipality for the costs of installing street name and traffic safety and control signs. Street lighting shall be installed as approved by the Board.

G. CERTIFICATION OF CONSTRUCTION

Upon completion of street construction and prior to a vote by the Municipal Officers to submit a proposed public way to the legislative body, a written certification signed by a professional engineer registered in the State of Maine shall be submitted to the Municipal Officers at the expense of the applicant, certifying that the proposed way meets or exceeds the design and construction requirements of these regulations. "As built" plans shall be submitted to the Municipal Officers.

SECTION 12. PERFORMANCE GUARANTEES

A. Types of Guarantees. With submittal of the application for Final Plan approval, the subdivider shall provide one of the following performance guarantees for an amount adequate to cover the total construction costs of all required improvements, taking into account the timespan of the construction schedule and the inflation rate for construction costs.

1. Either a certified check payable to the Town or a savings account or certificate of deposit naming the Town as owner for the establishment of an escrow account;
2. A performance bond payable to the Town issued by a surety company, approved by the Municipal Officers;
3. An irrevocable letter of credit from a financial institution establishing funding for the construction of the subdivision from which the Town may draw if construction is inadequate, approved by the Municipal Officers; or
4. An offer of conditional approval limiting the number of units built or lots sold until all required improvements have been constructed.

The condition and amount of the performance guarantee shall be determined by the Board.

B. Contents of Guarantee. The performance guarantee shall contain a construction schedule, cost estimates for each major phase of construction taking into account inflation, provisions for inspections of each phase of construction, provisions for the release of part or all of the performance guarantee to the developer, and a date after which the developer will be in default and the Town shall have access to the funds to finish construction.

C. Escrow Account. A cash contribution to the establishment of an escrow account shall be made by either a certified check made out to the municipality, the direct deposit into a savings account, or the purchase of a certificate of deposit. For any account opened by the

subdivider, the municipality shall be named as owner or co-owner, and the consent of the municipality shall be required for a withdrawal. Any interest earned on the escrow account shall be returned to the subdivider unless the municipality has found it necessary to draw on the account, in which case the interest earned shall be proportionately divided between the amount returned to the subdivider and the amount withdrawn to complete the required improvements.

- D. Performance Bond. A performance bond shall detail the conditions of the bond, the method for release of the bond or portions of the bond to the subdivider, and the procedures for collection by the municipality. The bond documents shall specifically reference the subdivision for which approval is sought.
- E. Letter of Credit. An irrevocable letter of credit from a bank or other lending institution shall indicate that funds have been established for the construction of the subdivision and may not be used for any other project or loan.
- F. Phasing of Development. The Board may approve plans to develop a major subdivision in separate and distinct phases. This may be accomplished by limiting final approval to those lots abutting that section of the proposed subdivision street which is covered by a performance guarantee. When development is phased, road construction shall commence from an existing public way. Final approval of lots in subsequent phases shall be given only upon satisfactory completion of all requirements pertaining to previous phases.
- G. Release of Guarantee. Prior to the release of any part of the performance guarantee, the Board shall determine to its satisfaction, in part upon the report of whatever agencies and departments may be involved, that the proposed improvements meet or exceed the design and construction requirements for that portion of the improvements for which the release is requested.
- H. Default. If, upon inspection, the Code Enforcement Officer finds that any of the required improvements have not been constructed in accordance with the plans and specifications filed as part of the application, he shall so report in writing to the Municipal Officers, the Board, and the subdivider or builder. The Municipal Officers shall take any steps necessary to preserve the Town's rights.
- I. Private Roads. Where the subdivision streets are to remain private roads, the following words shall appear on the recorded plan:

"ALL ROADS IN THIS SUBDIVISION SHALL REMAIN PRIVATE ROADS TO BE MAINTAINED BY THE DEVELOPER OR THE LOT OWNERS AND SHALL NOT BE ACCEPTED OR MAINTAINED BY THE TOWN."
- J. Improvements Guaranteed. Performance guarantees shall be tendered for all improvements required by Section 10.7 of these regulations, as well as any other improvements required by the Board.

SECTION 13. WAIVERS

- A. Where the Board makes written findings of fact that there are special circumstances of a particular lot proposed to be subdivided, it may waive portions of the submission requirements or the standards, unless otherwise indicated in the regulation, to permit a more practical and economical development, provided the public health, safety, and welfare are protected and provided the waivers do not have the effect of nullifying the intent and purposes of the Comprehensive Plan, the Land Use Ordinance, or these Ordinances.
- B. Where the Board makes written findings of fact that, due to special circumstances of a particular lot proposed to be subdivided, the provision of certain required improvements is not requisite to provide for the public health, safety, or welfare or are inappropriate because of inadequate or lacking connecting facilities adjacent to or in proximity of the proposed subdivision, it may waive the requirement for such improvements, subject to appropriate conditions.
- C. In granting waivers to any of the these regulations in accordance with Sections 13.1 and 13.2, the Board shall require such conditions as will assure the objectives of these Ordinances are met.

SECTION 14. APPEALS

- A. An aggrieved party may appeal any decision of the Board under these Ordinances to Knox County Superior Court.

SECTION 15. DEVELOPMENT IMPACT FEES

The Planning Board may require the applicant to participate in municipal infrastructure improvements. Where it appears that the proposed development will result in a negative impact or decline in the level of service of any existing municipal infrastructure system or service, the Planning Board shall assess and establish the applicant's level of participation in the improvement of that system or service. This will apply to a major subdivision or any developer who creates four or more lots in any one year.

- A. Conducting the Assessment. In conducting the assessment, the Planning Board shall consider the following:
 - 1. The status of the system and service in the Comprehensive Plan and capital improvement program relative to any planned improvements and scheduling.
 - 2. The net effect of the proposed development on the capacity of the infrastructure, indicating the percentage share caused by the developer.
 - 3. A cost estimate for improvement of this infrastructure so as to meet the increased demand, and a breakdown of the applicant's share of that cost.
 - 4. An assessment of municipal water and sewer system improvements provided by the appropriate agencies.

- B. **Improvement Responsibilities.** As soon as the applicant's share of infrastructure impact has been established by the Planning Board, the Board shall select the method in which the applicant must participate in the infrastructure improvement. The following alternatives are available:
1. The applicant must agree to make the necessary infrastructure improvements, establish a construction schedule, and post a performance guarantee to cover all associated costs. The applicant may recover the improvement costs within 10 years after improvements are made. For the applicant to recover these costs, subsequent developments must realize a benefit by using the infrastructure improvements financed by the applicant. Cost reimbursement for the applicant shall be established as subsequent developments go through the site plan or subdivision review process. In arriving at the appropriate cost share for subsequent developments, the same process must be used.
 2. The Town must agree to complete the improvements. The applicant shall pay the required share of the cost to the Town at the time of approval of the Final Plan which shall be held in reserve fund until the improvement is completed in accordance as scheduled in the capital improvement program of the Town. If the improvement is not completed within 10 years, the fee, plus interest, must be returned to the applicant.
- C. **Community Facilities Impact Analysis.** The Planning Board shall require the applicant to conduct a community facilities impact analysis which will consider the following demographic features:
1. **Demographic Description.** The analysis must identify the demographic market the project intends to serve, including:
 - a) type of family;
 - b) average family size;
 - c) numbers and ages of children;
 - d) anticipated time period to fill all units or lots.

Associated data, such as anticipated income levels, type of employment, and projected housing costs may also be presented to support projections associated with the above demographic description. If transfers from existing Town families and homes are expected, the impact on the secondary market must be projected. The basis for all projections must be provided.
 2. **Community Facilities Impact Analysis.** Utilizing the above demographic data, the applicant shall conduct analysis of the following:
 - a) Estimated impact on the sewage disposal system, including flow estimates and assessment of capacity;

- b) Estimated impact on the water system, including flow estimates and assessment of existing or potential water pressure;
- c) Estimated impact of traffic systems, including the impact of projected trips on flow characteristics and the impact of traffic on the immediate, existing road structures;
- d) Estimated impact on the school system;
- e) Estimated impact on public safety factors;
- f) Estimated impact on public works department, including solid waste disposal;
- g) Estimated impact on existing storm water management systems, including flow and water quality;
- h) Estimated impact on the recreation resources and provisions of methods to meet proposed needs;
- i) Any other study deemed appropriate by the Planning Board.

Once these analysis have been completed, the applicant shall present appropriate projections and impact assessment to the appropriate Town agency for review and comment.

APPENDIX B

Sample Letter of Credit

Jane Planner, Chairman
Your Town Planning Board
Town Hall
Your Town, ME 04000

Dear Ms. Planner:

Re: Letter of Credit: Developer Inc., Sunshine Estates, Your Town, Maine

This letter will confirm to Your Town that the Big Town Savings Bank has issued a loan commitment to Developer Inc. for the purpose of constructing all required improvements in the "Sunshine Estates" subdivision.

Big Town Savings Bank will set aside \$230,000 in a Construction Escrow Account for completion of the required improvements. This account can be drawn upon by Your Town in the event that Developer Inc. fails to complete Steps A through H listed below for Windy Road on or before (two years from date of Final Plan approval).

Approximate length of road 2,350 feet:

A. Grub roadways full width of 50 feet - \$4/ft.	\$ 9,400
B. Shape sub-base and grade it - \$4/ft.	9,400
C. Install under drain culverts - \$16/ft.	37,600
D. Install sewer \$22/ft. x 2,050 plus pump \$16,500	61,600
E. Install water mains \$14/ft. x 2,400	33,600
F. Apply and shape 18" gravel base \$8.30/ft. x 2350'	19,500
G. Apply and shape 3" of crushed gravel; apply 1 3/4" of base course bituminous concrete to width of 24'; apply bituminous curb and 2" of bituminous concrete to a width of 5', \$10/ft. x 2350'	23,500
H. Apply 3/4" of surface bituminous concrete to width of 24' - \$5/ft.	11,800

Big Town Savings Bank understands that Developer Inc., or the contractor, will notify the Town Engineer or Code Enforcement Officer before any of the above work has begun and obtain his approval in writing as he completes each phase of the road construction.

This Account shall expire when Your Town acknowledges in writing to Developer Inc. that the work outlined in Steps A through H has been completed in accordance with Your Town's subdivision regulations and street acceptance ordinance and the approved plans of Sunshine Estate. Any funds remaining in the Account on (date specified above) for work outlined in Steps A through H which has not been completed and approved by the Town on that date shall be released to the Town to complete such work. As the Town Engineer or Code Enforcement Officer has issued his written approvals for each step above to Developer Inc., the funds in this Account will be released based upon the schedule above.

"permanent marker" includes, but is not limited to, an iron pin or a drill hole in ledge. No subdivision plat or plan shall be recorded by any registrar of deeds which has not been approved as required. Approval for the purpose of recording shall appear in writing on the plat or plan. No public utility, water district, sanitary district, or any utility company of any kind shall install services to any lot in a subdivision unless written authorization attesting to the validity and currency of all local permits required under this chapter has been issued by the appropriate municipal officials. Following installation of service, the company or district shall forward the written authorization to the municipal officials indicating that installation has been completed.

Any person, firm, corporation, or other legal entity who sells, leases, develops, builds upon, or conveys for consideration, offers, or agrees to sell, lease, develop, build upon, or convey for consideration any land in a subdivision which has not been approved as required by this section shall be penalized in accordance with Section 4966. The Attorney General, the municipality, the planning board of any municipality, or the appropriate municipal officers may institute proceedings to enjoin the violations of this section.

All subdivision plats and plans required by this section shall contain the name and address of the person under whose responsibility the subdivision plat or plan was prepared.

5. Exemptions. This section shall not apply to proposed subdivisions approved by the planning board or the municipal officials prior to September 23, 1971, in accordance with laws then in effect nor shall it apply to subdivision as defined by this section in actual existence on September 23, 1971, that did not require approval under prior law or to a subdivision as defined by this section, a plan of which has been legally recorded in the proper registry of deeds prior to September 23, 1971. The division of a tract or parcel as defined by this section into three or more lots and upon all of which lots permanent dwelling structures legally existed prior to September 23, 1971, is not a subdivision.

The dividing of a tract or parcel or land and the lot or lots so made, which dividing or lots when made are not subject to this section, shall not become subject to this section by the subsequent dividing of said tract or parcel of land or any portion thereof, however, the municipal reviewing authority shall consider the existence of such previously created lot or lots in reviewing a proposed subdivision created by such subsequent dividing.

6. Revisions to existing plat or plan. Any application for subdivision approval which constitutes a revision or amendment to a subdivision plan which has been previously approved shall indicate that tract on the application and shall identify the original subdivision plan being reviewed or amended.

If a subdivision plat or plan is presented for recording to a registrar of deeds and that plat or plan is a revision or amendment to an existing plat or plan, the registrar shall indicate on the index for the original plat or plan that it has been superseded by another plat or plan and shall reference the book and page or cabinet and sheet on which the new plat or plan is recorded. In addition, the registrar shall ensure that the book and page or cabinet and sheet on which the original plat or plan is recorded is referenced on the new plat or plan.

Drafts drawn upon this Account must be for this particular subdivision and to complete any work which is outlined above. Further more drafts must be accompanied by itemized statements showing costs of work to be completed and must be submitted prior to (six to nine months following date specified above). Your Town shall not be responsible for repayment or interest cost for any funds released to the Town for work not completed on or before (date specified above).

Very truly yours,

Loan Officer

SEEN AND AGREED TO _____
Developer Inc.

Your Town hereby accepts said original letter as evidence of its satisfaction of Developer Inc.'s obligation to be performed.

YOUR TOWN

By _____
Town Manager

APPENDIX C

Sample Storm Drainage Easement

KNOW ALL MEN BY THESE PRESENTS

That _____ of _____, County of _____, being the owner of a certain lot or parcel of land in the Town of _____, County of _____ and State of Maine, which premises are more fully described in a certain subdivision plan entitled _____, by _____, dated _____, and recorded in the _____ County Registry of Deeds in Plan Book _____, Page _____, which description of said premises is included herein by reference. For and in consideration of the sum of One Dollar and other good and valuable considerations paid by the inhabitants of the Town of _____, State of Maine, the receipt of which is hereby acknowledged, Grantor(s) do(es) hereby give, grant, and quit-claim unto the said inhabitants of the Town of _____ an easement and right-of-way for the construction, maintenance, repair, or replacement of storm drains on or across said premises. Said easement shall be thirty (30) feet in width and _____ () feet in length across Lots numbered _____ and shall be located as shown on the above-mentioned subdivision plan.

TO HAVE AND TO HOLD the said easement and right-of-way unto the said inhabitants of the Town of _____ for use for storm drainage so long as the same shall be used and maintained for such purposes; and purposes Grantor(s) further grant(s) to the inhabitants of the Town of _____ the right to enter upon said land for purposes heretofore mentioned and Grantor(s), their heirs, or assigns shall not construct any structure within said easement or plant vegetation within said easement without the express written consent of the Director of the Town of _____, Department of Public Works, and the Town Engineer of the Town of _____.

IN WITNESS WHEREOF, the said _____ have hereunto set my (our) hand(s) and seal(s) this _____ day of _____, in the year of our Lord one thousand nine hundred and _____.

SIGNED, SEALED, AND DELIVERED
in presence of

STATE OF MAINE

_____, ss. _____, 19 _____

Personally appeared before me, the above-mentioned _____ and acknowledged the foregoing instrument to be _____ free act and deed.

Notary Public/Justice of the Peace

APPENDIX D

Model Notice of Decision for Subdivision Review

The following document has been designed as a tool to help planning boards prepare proper documentation for their notices of decisions to applicants for subdivision approval. Many subdivision regulations and the State Subdivision Law require that boards make findings of fact regarding the application prior to the decision. This model form can be used as a basis for preparing those findings of fact.

The findings of fact should always indicate the owner of the property, the applicant (if different than the owner), the location of the property, the zoning district the property is located in, and a description of the subdivision (size, number of lots, etc.). The Board should also make other findings as are relevant for each particular application and can be supported by the information in the record.

Based on these findings, the Board should then draw whatever conclusions are relevant to the application, including specific provisions of the Town's subdivision regulations or ordinance which are or are not met. The Board must also make a determination whether the fourteen criteria in subsection 3 of the Subdivision Law (Title 30 MRSA, §4956) are met. Then based on these conclusions, the application should be denied or approved, as appropriate.

For your easy reference, the fourteen criteria in the Subdivision Law are summarized below:

1. Will not result in undue water or air pollution.
2. Has sufficient water available.
3. Will not cause an unreasonable burden on an existing water supply.
4. Will not cause unreasonable soil erosion.
5. Will not cause unreasonably unsafe traffic conditions.
6. Will provide adequate sewage disposal.
7. Will not unreasonably burden the Town's ability to dispose of solid waste or sewage.
8. Will not adversely effect natural beauty, aesthetics, historic sites, rare natural areas, or public access to the shoreline.
9. Is in conformance with subdivision regulations, comprehensive plan, and zoning ordinance.
10. Subdivider has financial and technical capacity to meet these standards.
11. Will not adversely affect water quality or a shoreline.
12. Will not adversely affect ground water quality or quantity.
13. The first floor of all structures is located at least one foot above the 100-year flood elevation.

We urge you not to copy this model and simply fill in the blanks with the name of your town. Please use it only as a guide as to the type of information which should be in your findings and notice of decision and work from there in preparing your own documents for each case. Feel free to call on the SMRPC staff for assistance.

(MODEL)
NOTICE OF DECISION

Date _____

To _____

Dear _____:

This letter is to inform you that the _____ Planning Board has acted on your application for a subdivision as follows.

Findings of Fact

1. The owner of the property is _____.
2. The property is located at _____ in the _____ zoning district identified as Assessor's Map _____, Lot _____, and contains _____ (acres, sq. ft.).
3. The applicant is _____, who has demonstrated a legal interest in the property by providing a copy of a (deed, option, purchase and sales agreement).
4. The applicant proposes to establish a _____ lot subdivision on the subject property. The lots range in size from _____ (acres, sq. ft.) to _____ (acres, sq. ft.).
5. A completed application was submitted on _____.
6. A public hearing was held on _____.
7. Water is to be supplied by (private wells, the _____ Water District).
8. Sewage is to be disposed of by (individual subsurface disposal systems, the _____ Sewer District). Site evaluations for each lot, meeting the requirement of the Maine Plumbing Rules, were completed by _____, Licensed Site Evaluator, on _____ (or) The _____ Sewer District has approved the plans for sewer lines and indicated it will be able to adequately treat the waste.
9. A storm water drainage plan has been prepared by _____, P.E.
10. The applicant has submitted a (certified check, certificate of deposit, a performance bond, a letter of credit) adequate to cover the costs of all required improvements.
11. _____.
12. _____.

Conclusions

13. Indicate the nature of any restrictive covenants to be placed in the deeds:

14. Has this land been part of a prior approved subdivision? ☐ Yes
☐ No

Or other divisions within the past five years? ☐ Yes ☐ No

15. Identify existing use(s) of land (farmland, woodlot, etc.)

16. Does the parcel include any water bodies? ☐ Yes ☐ No

17. Is any portion of the property within a special flood hazard area as identified by the Federal Emergency Management Agency? ☐ Yes
☐ No

18. List below the names and mailing addresses of abutting property owners and owners across the road:

Name	Address
<hr/>	<hr/>
<hr/>	<hr/>
<hr/>	<hr/>
<hr/>	<hr/>
<hr/>	<hr/>
<hr/>	<hr/>
<hr/>	<hr/>

General Information

19. Proposed name of development:

20. Number of lots or units:

21. Anticipated date for construction:

22. Anticipated date of completion:

23. Does this development require extension of public infrastructure?

☐ Yes ☐ No

☐ roads ☐ storm drainage

☐ sidewalks ☐ water lines

☐ sewer lines ☐ fire protection equipment

24. Estimated cost for infrastructure improvements: \$

TOWN OF UNION
Manufactured Housing and Mobile Home Park Ordinance

1. Purpose

The purposes of this ordinance are to establish minimum standards for the placement of manufactured housing in accordance with the provisions of Title 30 MRSA, Section 4965, "Regulation of Manufactured Housing" and Title 10, Section 9002, "Manufactured Housing Act", to provide opportunities for the location of affordable and safe housing within the Town, and to assure a safe and healthful environment for residents of mobile home parks.

2. Authority

This ordinance is adopted as amended pursuant to the home rule powers provided for in Articles VIII-A of the Maine Constitution and Title 30 MRSA, Section 1917, and Title 30 MRSA, Section 4965, "Regulation of Manufactured Housing" and 10 MRSA, Section 9002, "Manufactured Housing Act".

3. Applicability

This Ordinance shall apply to all land within the Town of Union and to all factory-built housing located in the Town.

4. Definitions

Terms not defined shall have their customary dictionary meaning.

A. Manufactured Housing. "Manufactured housing" shall mean a structural unit or units designed for occupancy and constructed in a manufacturing facility and then transported by the use of its own chassis, or placed on an independent chassis, to a building site. The term shall include any type of building which is constructed at a manufacturing facility and then transported to a building site where it is utilized for housing and may be purchased or sold by a dealer in the interim. For purposes of this section, three types of manufactured housing are included. They are:

- (1) Those units constructed after June 15, 1976, commonly called "newer mobile homes", which the manufacturer certifies are constructed in compliance with the United States Department of Housing and Urban Development standards, meaning structures, transportable in one or more sections which, in the traveling mode, are 14 body feet or more in width and are 750 or more square feet, and which are built on a permanent chassis and designed to be used as dwellings, with or without permanent foundations, when connected to the required utilities, including the plumbing, heating, air-conditioning, and electrical systems contained therein; except that the term shall include any structure which meets all the requirements and with respect to which the manufacturer voluntarily files a certification required by the Secretary of the United States Department of Housing and Urban Development and complies with the standards established under the National Manufactured Housing Construction and Safety Standards Acts of 1974, United States Code, Title 42, Section 5401, et seq; and

- (2) Those units commonly called "modular homes", which the manufacturer certifies are constructed in compliance with the state's Manufactured Housing Act and regulations, meaning structures, transportable in one or more sections, which are not constructed on a permanent chassis and are designed to be used as dwellings on foundations when connected to required utilities, including the plumbing, heating, air-conditioning, or electrical systems contained therein.
- (3) Those units constructed prior to June 15, 1976, meaning structures, transportable in one or more sections, which are eight body feet or more in width and are 32 body feet or more in length, and which are built on a permanent chassis and designed to be used as dwellings, with or without permanent foundations, when connected to the required utilities, including the plumbing, heating, air-conditioning, or electrical system contained therein.

- B. Mobile Home Park. "Mobile Home Park" shall mean a contiguous parcel of 10 acres or more of land designed for the location of two or more newer mobile homes, or manufactured homes, which is licensed as a Mobile Home Park by the Maine Department of Business Regulation.
- C. Mobile Home Subdivision. "Mobile Home Subdivision" shall mean a parcel of land on which manufactured homes are placed on individually-owned lots.

5. Permit Requirements

No person, firm, corporation, or other legal entity shall locate a manufactured home in the Town of Union or move a manufactured home from one lot or parcel of land to another without a permit from the Code Enforcement Officer. The Code Enforcement Officer shall issue the permit within seven days of receipt of a written application. The permit shall specify that unless the unit is brought into compliance with the requirements of Section 7 hereinafter within two months of the date of its issuance, the permit will be automatically revoked.

6. Non-conforming Structures

Any mobile home or house trailer which fails to meet any of the definitions in Section 4A as amended which was lawfully established prior to the effective date of this Ordinance (October 22, 1985) shall be considered a non-conforming structure and may continue to be maintained, repaired, improved, expanded, or relocated on another portion of the same lot.

7. Manufactured Housing Standards

All manufactured housing located in the Town of Union shall comply with the same foundation, siding, roof pitches and skirting, electrical, and plumbing requirements set for any type of single family house in Union. The size requirement shall be that required at the time of manufacture, whether before or after June 15, 1976.

8. Location of Manufactured Housing

Manufactured housing may be located within the Town of Union in accordance with the standards applicable to one-family dwellings and the following.

Modular homes and mobile homes constructed after June 15, 1976, are permitted in all zones in which one-family dwellings are permitted.

Mobile home constructed before June 15, 1976, are permitted in all zones in which one-family dwellings are permitted, except the Residential District as defined in the Land Use Ordinance for the Town of Union, but any established prior to this amendment is grandfathered and continue as a non-conforming structure.

9. Mobile Home Parks

Mobile Home Parks or their extensions shall be reviewed by the Union Planning Board under the Subdivision Regulations for the Town of Union. Mobile Home Parks shall comply with regulations of the Maine Department of Business Regulation. Mobile Home Parks shall further conform to the following requirements.

- A. Location. Mobile Home Parks shall be located only in the Rural District as defined in the Land Use Ordinance for the Town of Union.
- B. Access. The Park shall have at least one paved road with a right-of-way width of not less than 32 feet, a pavement width of not less than 18 feet, and unobstructed access to a public road. A Mobile Home Park containing more than 20 mobile home sites shall have a second exit to a public road.
- C. Service Roads. The Park shall be provided with service roads with well-drained, stabilized, or paved surfaces maintained in good repair and, at night, well-lighted. The pavement width shall be not less than 18 feet; and, where parallel parking is permitted on one side of the street only, the total width of such street shall be not less than 26 feet; and where parking is permitted on both sides of the street, the total width of such street shall be not less than 32 feet. The travelled portion of a cul-de-sac shall have a minimum outside radius of 50 feet.
- D. Size of Park. The Park shall have an area of at least ten acres.
- E. Individual Mobile Home Site. Each mobile home site shall contain a minimum area of 7,500 square feet and shall have not less than 60-foot frontage on a service road, except that sites fronting on a cul-de-sac shall have not less than 30-foot frontage, measured on the chord of the circle. The bounds of each site shall be clearly marked, and the site shall be well-surfaced or seeded to provide adequate drainage beneath and adjacent to any mobile home parked thereon. Each individual mobile home site shall be provided with:

- (1) a continuing and potable supply of safe and sanitary water;
 - (2) an adequate sewage disposal means; and
 - (3) an adequate electrical power service.
- F. Motor Vehicle Parking Space. Off-street parking for two vehicles per mobile home shall be provided and all such spaces shall have a well-drained, stabilized, or paved surface maintained in good repair.
- G. Garbage Receptacles. Garbage cans with tight-fitting covers shall be provided in quantities adequate to permit disposal of all garbage and rubbish. The cans shall be kept in sanitary condition at all times. Garbage and rubbish shall be collected and disposed of as frequently as may be necessary to insure that the garbage cans shall not overflow.
- H. Sale of Mobile Homes in Mobile Home Park. Sale of new mobile homes located in a Mobile Home Park shall be limited to the sale of such homes that are intended for placement within the Park.
- I. Placement of Mobile Homes. No mobile home shall be placed less than ten feet from the side of any individual mobile home site, and there shall be not less than 35 feet between any two mobile homes. No mobile home shall be placed less than 100 feet from any house located on any adjacent lot, nor less than 50 feet from the right-of-way of any public road.
- J. Extension and Alteration of Mobile Home Parks. Mobile Home Parks may not be extended or altered except in conformance with the provisions of this Ordinance.
10. Appeals to Zoning Board of Appeals

The Zoning Board of Appeals may, upon written application of the affected landowner(s), grant a variance from the strict application of this Ordinance.

A variance shall not allow the placement of a manufactured home in a zone in which such structures, including modular homes, newer mobile homes, older mobile homes, or trailers, are prohibited as dwellings, nor shall a variance allow the establishment of a Mobile Home Park or subdivision in a zone in which a Mobile Home Park or subdivision is prohibited.

TOWN OF UNION

WARRANT

ANNUAL TOWN MEETING

Municipal Election

March 11, 1989 - Saturday
10:00 A.M. to 4:00 P.M.
NEW MUNICIPAL BUILDING

Annual Town Meeting

March 13, 1989 - Monday
7:00 P.M.
FIRE STATION

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County qualified by law to vote in town affairs, to meet at the NEW MUNICIPAL BUILDING, in said Town on SATURDAY, the ELEVENTH day of MARCH, A.D., 1989 at 10:00 a.m. in the morning, then and there to act on Articles numbered 1 and 2;

And to notify and warn the voters to meet at the FIRE STATION, in said Town on MONDAY, the THIRTEENTH day of MARCH, A.D., 1989 at 7:00 P.M. in the evening, then and there to act on Articles numbered 3 through 46. All of said Articles being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

ARTICLE 2. To elect all necessary Town Officers by Secret Ballot.

Polls shall be opened at 10:00 A.M. and closed at 4:00 P.M.
Parking in rear of building - Use rear doors and lower level.

ARTICLE 3. To choose all other necessary Town Officers, or act thereon.

TWO TRUSTEES of the CEMETERY TRUST FUNDS - Basil Brown and Robert Whittier's terms expire.

FOUR MEMBERS of the BUDGET COMMITTEE - Robert Heald, Richard Dodge, Robert Whittier's terms expire.

ARTICLE 4. To see if the Town will vote to authorize the Selectmen to fix the salaries of the officers appointed by them under provision of Section 15, Chapter 19, 1954, R.S. or act thereon.

ARTICLE 5. To see if the Town will vote to authorize the Selectmen to take from SURPLUS the Social Security of the Town Officers, or act thereon.

ARTICLE 6. To see if the Town will vote to authorize the Selectmen to procure a temporary loan or loans, in anticipation of taxes, for payment of obligations of the Town; such loan or loans to be paid during the current municipal year by taxation, or act thereon.

- ARTICLE 7. To see if the Town will vote to allow the Selectmen to take from SURPLUS the necessary amount of money to cover the interest on loan or loans they have been authorized to procure in anticipation of taxes, or act thereon.
- ARTICLE 8. To see what the Town will vote to allow per hour for men and equipment for labor on the highways, for the ensuing year, or to authorize the Selectmen to set a rate and use the Maine State Wage Scale as a guide, or act thereon.
- ARTICLE 9. To see if the Town will vote to authorize the Selectmen to sell Tax Acquired Property, and to give quit-claim deeds thereof. Sales to other than the registered owner, his or her heirs, devisees or assigns shall be by public sale to the highest bidder after public notice or act thereon.
- ARTICLE 10. To see if the Town will vote to authorize the Tax Collector to accept prepayment of taxes for the year 1989-90 not yet due or assessed, or act thereon.
- ARTICLE 11. To see if the Town will adopt an interest rate of uncollected taxes to be in compliance with what is set and determined for Commercial Unsecured Loans by Maine Banking Institutions as of the first business day of January 1989. (12%)
- ARTICLE 12. To see if the Town will vote to authorize the Municipal Officers to spend an amount not to exceed 3/12 of the budgeted amount in each budget category of the Town's Annual Budget during the period from January 1, 1990 to the 1990 Annual Town Meeting.
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ARTICLE 15. To see if the Town will vote to accept the following for Perpetual Care of Cemetery Lots:

1. Annabelle Jameson - Messer Lot	
E. Union Cemetery	\$300.00
2. Charles Lunden - Lunden Lot	
E. Union Cemetery	300.00
3. Dorothy Harper - Harper Lot	
Lakeview Cemetery	300.00
4. Robert Heald - Robert Heald Lot	
Common Cemetery	300.00
	<u>\$1,200.00</u>

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B. Administration - Maintenance of	
Town Office Building	1,733.63
C. Officers Salaries	82.50
D. Office Personnel	590.59
E. Sanitary Landfill	1,075.00
	<u>\$6,702.32</u>

ARTICLE 17. To see if the Town will vote to authorize the Selectmen to carry over into 1989 the unexpended balances of the following accounts, or act thereon:

A. Septic Waste Site	2,400.75
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D. Conservation Commission	1,423.87
E. William Pullen Scholarship	3,750.00
F. Bandstand	480.28
G. Animal Control	140.64
H. Common Sewer Project	2,598.95

BUDGET COMMITTEE RECOMMENDS

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M.	Code Enforcement	1,000.00
N.	Highway Equipment Replacement	5,000.00
O.	Fire Department	10,000.00
P.	Fire Truck Reserve	5,000.00
Q.	Street lights	4,000.00
R.	Cemeteries	3,325.00
S.	Recreation	950.00
T.	Planning Board Oper. Acct.	2,585.00
U.	Planning Board Reserve	1,300.00
V.	Appeals Board	100.00
W.	Vose Library	4,500.00
X.	Memorial Day	250.00
Y.	Copier for Town Office	6,200.00
Z.	Salt Shed Reserve Acct.	<u>5,000.00</u>

TOTAL TO BE RAISED OR APPROPRIATED \$203,460.00

BUDGET COMMITTEE RECOMMENDS

ARTICLE 19. To see what sum of money the Town will vote to take from EXCISE TAXES for the following, or act thereon:

A.	Public Works	90,735.00
B.	Snow Removal	35,000.00
C.	Sand/Salt Shed Reserve	<u>10,000.00</u>

TOTAL TO BE TAKEN FROM EXCISE TAXES \$135,735.00

BUDGET COMMITTEE RECOMMENDS

ARTICLE 20. To see what sum of money the Town will vote to take from the HIGHWAY BLOCK GRANT FUNDS for the following, or act thereon:

A.	Hot Topping	48,825.00
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TOTAL TO BE TAKEN FROM HIGHWAY BLOCK GRANT FUNDS

BUDGET COMMITTEE RECOMMENDS

ARTICLE 21. To see if the Town will vote to raise and appropriate the sum of \$22,166.45 to cover borrower's note of \$21,798.51 plus interest of \$367.94 for the McKin Site payment.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 22. To see what sum of money the Town will vote to take from the interest earned on the WILLIAM PULLEN FUND for the following, or act thereon:

A.	Scholarships	5,000.00
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TOTAL TO BE TAKEN FROM WILLIAM PULLEN INTEREST

BUDGET COMMITTEE RECOMMENDS

ARTICLE 23. To see if the Town will vote to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship awarded in 1988 but not appropriated for.

ARTICLE 24. To see if the Town will vote to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship awarded in 1989.

ARTICLE 25. To see what sum of money the Town will vote to take from the JOSEPH PULLEN INVESTMENT FUND for the following, or act thereon:

A. Recreation 3,000.00

TOTAL TO BE TAKEN FROM JOSEPH PULLEN INVESTMENT FUND

BUDGET COMMITTEE RECOMMENDS

ARTICLE 26. To see what sum of money the Town will vote to take from the JOSEPH PULLEN RECREATION RESERVE ACCOUNT for the following accounts, or act thereon:

A. Recreation 2,775.00

TOTAL TO BE TAKEN FROM RECREATION RESERVE ACCOUNT

BUDGET COMMITTEE RECOMMENDS

ARTICLE 27. To see if the Town will vote to authorize the discontinuation of a section of the Robbins Road which is currently not being maintained at this time. Specifically, from Chris & Sandra Boetsch property and turn around (East) to the Grace Jewett property and turn around on the West (Approximately 1,200 feet).

ARTICLE 28. Shall the Town vote to authorize the Board of Selectmen, on behalf of the Town, to join other participating municipal and quasi-municipal employers to group self-insure for the provision of workers' compensation benefits, as authorized by 39 MRSA Section 23, said group to be known as the "MAINE MUNICIPAL ASSOCIATION WORKERS' COMPENSATION FUND" (Fund); and for that purpose and in consideration of the mutual covenants and agreements among participating employers, to authorize the Board of Selectmen to enter into a Fund Indemnity Agreement on behalf of the Town and take whatever other actions may be necessary. The authority granted herein shall continue until revoked.

ARTICLE 29. To see if the Town will vote to authorize the Selectmen on behalf of the Town, to take whatever actions are necessary for the Town to become a member of the Maine Municipal Association Property and Casualty Risk Pool, including but not limited to the execution of any required fees or charges. The authority granted herein shall continue until revoked.

- ARTICLE 30. To see what sum the Town will vote to appropriate from any source, including but not limited to surplus or funds previously appropriated for the purchase of insurance, for the purpose of paying fees or charges required for membership in the Maine Municipal Association Property and Casualty Risk Pool.

(Selectmen Recommend: \$15,000.00)

- ARTICLE 31. To see if the Town will vote to raise or appropriate \$35,000.00 over a two year period for the purpose of revaluating the Town.

(Budget committee recommends by appropriation the first year \$17,500.00)

- ARTICLE 32. To see if the Residents of the Town of Union will authorize it's Municipal Officers to enter into negotiations to develop and join an INTERLOCAL COOPERATION AGREEMENT with the Towns of: Union, Warren, Washington, Appleton, Searsmont, Somerville, and Liberty, for the purpose of managing Solid Waste Disposal. The name of such an agreement would be hereby referred to as the TRICOUNTY SOLID WASTE DISPOSAL AGREEMENT. (NOTE: The results of such negotiations must then be ratified by each member Town prior to any final Interlocal Cooperation Agreement.)

- ARTICLE 33. To see what action, if any, the Town will vote to take to continue sanding private property that is used by the public.

- ARTICLE 34. To see if the Town will vote to authorize the Selectmen to enter into a contract or contracts, for the snow removal from the Town ways for the snow season of 1989-1991, on such terms as they may deem advisable, or act thereon.

- ARTICLE 35. To see if the Town will vote to raise or appropriate the funds (7,000.00) for the purpose of paving the Sterlingtown Road (by request from Sterlingtown Road residents).

- ARTICLE 36. To see if the Town will vote to authorize the Selectmen to appoint a Road Commissioner each year for a one-year period beginning in 1989.

- ARTICLE 37. To see if the Town will vote to, and shall appoint, a committee of five people to study the Town government process and to determine whether there is a need for a town manager or administrator.

- ARTICLE 38. To see if the Town will vote to raise or appropriate the sum of \$300.00 to help defray the cost of the UNION SENIOR CITIZENS CLUB, or act thereon.

- ARTICLE 39. To see if the Town will vote to raise or appropriate the sum of \$600.00 in support of Mid-Coast Children's Services, Inc., or act thereon.
- ARTICLE 40. To see if the Town will vote to raise or appropriate the sum of \$1,645.00 in support of the MID-COAST HUMAN RESOURCES COUNCIL, or act thereon.
- ARTICLE 41. To see if the Town will vote to raise or appropriate the sum of \$250.00 in support of program service from WCBP PUBLIC TELEVISION STATION, CHANNEL 10, or act thereon.
- ARTICLE 42. To see if the Town will vote to raise or appropriate the sum of \$1,196.00 in support of the KNO-WAL-LIN AGENCY, or act thereon.
- ARTICLE 43. To see if the Town will vote to raise or appropriate the sum of \$500.00 in support of the COASTAL TRANS program, or act thereon.
- ARTICLE 44. To see if the Town will vote to raise or appropriate the sum of \$200.00 in support of THE COASTAL WORKSHOP, or act thereon.
- ARTICLE 45. To see if the Town will vote to raise or appropriate the sum of \$785.00 in support of MID-COAST MENTAL HEALTH CENTER, or act thereon.
- ARTICLE 46. To see if the Town will vote to raise or appropriate the sum of \$1,020.00 in support of THE CENTRAL MAINE AREA AGENCY ON AGING, or act thereon.

GIVEN UNDER OUR HANDS THIS Eighth DAY OF FEBRUARY, A.D., 1989.

UNION BOARD OF SELECTMEN:

Elmer N. Savage
Elmer N. Savage, Chairman

David M. Simmons
David M. Simmons

Anthony G. Taylor
Anthony G. Taylor

ATTEST: A TRUE COPY.

Mary S. Sabins
Mary S. Sabins, Town Clerk



UNION'S OLDEST RESIDENT — Marion Burgess is presented the gold-headed Boston Post Cane by Union First Selectman Elmer Savage. Burgess will be 96 March 28 and says she will be a great-great-

grandmother in July. An avid Red Sox fan, Burgess has followed the team's activities for years. "I wouldn't give a snap about going to a game," she said, preferring instead to listen to it on the radio.

Staff Photo by Dianna Benner

188-8

ers of this col-
ember that Koop
nwillig to deal
iving. When 99
signed a letter
declare drunk
onal crisis," he

lost, saying, "I agree completely that drunk driving is a national crisis. I will do all I can as President to provide effective leadership to bring drunk driving under control."

Mike McManus is an award-winning columnist who lives in Bethesda, Md.

letters

cess of our annual Christmas party.

The employees and owners of the following local businesses donated toward gifts and food to the party: Maine National Bank, Rubenstein Realtors, McDonald's Drugs, Country Cottage Crafts, Donna's Restaurant, Barnes Window Treatment, The Personal Book Shop, Thomaston 5 & 10 Store, Mid-Coast Embroidery, Thomaston Hardware, Jameson's Market, Reny's Store, and Mary Anne LaFrance. The party was planned and prepared by Annie Richardson, Peggy Barrus, Janet Benner and Diane Allen.

In addition, we would like to thank Coastal Cosmetology for donating its services to four Knox Hotel Apartments residents.

The generosity and thoughtfulness of the businesses helped to brighten our Christmas celebration and share the bond of community concern with the residents.

Sincerely,
Peggy Haynes
Executive Director

editorial staff, Anna Hoyt Lyon, now covers western Lincoln County for the *Portland Press Herald* but wound up as a newsmaker on the front page of *The Times Record* of Brunswick. She and her husband George were shown holding Meaghan Kathleen, first baby born in the new year at Parkview Hospital in Brunswick. The Lyons' live in North Edgecomb. Anna told the newspaper she didn't expect to be in the running for the first baby but Meaghan arrived a week or so early.

* * * * *

When temperatures rise a little, spend some time outdoors this weekend. Who knows, we just might get snowed in before the Winter's over.

Ray Gross, publisher.

THE COURIER-GAZETTE

SATURDAY, JANUARY 7, 1989

Founded in 1846

Raymond E. Gross, Publisher

Michael J. McGuire, Editor

Stephen Hedderic, Assistant News Editor

Wayne P. Nelson, Business Manager

Sidney M. Orne, Production Manager

Neil Jackson, Advertising Manager

John E. Koster, Circulation Manager

Member of

National Newspaper Association

New England Press Association

Maine Press Association

Savage Defeats Taylor, Mann As Dist. 84 GOP

UNION — Elmer "Bud" Savage, District 84 candidate for the Maine House of Representatives, scored a decisive victory in Tuesday's Republican primary over his opponents, Henry Mann of Washington and Anthony Taylor of Union.

Savage captured 175 votes in his home town of Union, while Taylor received 68 and Mann, 36.

In the town of Washington, Mann received 40 votes, Taylor 33, and Savage 35.

Hope voters cast 19 ballots for Mann, 34 for Taylor, and 149 for Savage.

The unofficial outcome in the district's eight towns was: Mann, 196; Taylor, 205; and Savage, 608.

Union Town Clerk Mary Sabins reported that 374 voters — 28 percent of those registered — cast ballots Tuesday, while only 195 of 847 registered voters turned out at the polls in Washington.

Savage has spent 34 years in town government and was the former town manager of Camden. He is associated with his son at Barrett Hill Farm in Union where they raise beef cattle, sheep and blueberries.

The Democratic candidate, James S. Bowers of Washington



Bud Savage

ran unopposed in the primary for the District 84 seat, which has been held by Democrat Carol Allen, who decided not to seek re-election.

Bowers is a University of Maine at Augusta graduate with degrees in business administration and accounting. He currently serves on the Washington planning board.

District 84 consists of Appleton, Hope, Jefferson, Liberty, Palermo, Union, Washington, and Somerville Plantation.

to put up the flags, and take them down.

May 19, Saturday, Armed Forces Day: The following Rotarians helped — Jean Chalmers, Alvin W. Chase, Sr., Walter Hutch, and Charlie Jordan, Jr. (Thank you)

Bill Pitts and Russ Arey represented the American Legion, VFW, VVA and the Elks (thank you). Charlie Smith and buddy from the city.

On Memorial Day — The Elks had Jim Rich and his three children, Kenton, Jenny, and Joey (thank you). Bill Pitt and Russ Arey, American Legion VFW, VVA, and the Elks (thank you), and Charlie Smith from the city.

With such commitment from the people of Rockland for the flag program, I know that when my time is up, I can rest in peace knowing that the flags will be flying on Main Street of Rockland (thank you all).

God Bless, Rockland
God Bless, America
Leroy E. Peasley Sr.
Rockland

Riley Success

To the Editor:

The Riley School Board of Trustees wishes to thank our community of supporters, parents, students, faculty and friends for making the Second Annual Services Raffle such a great success.

There were more than 80 services or prizes donated, and over 225 tickets sold to raise \$4,350 for the Riley School Scholarship Fund. Everyone's participation in this vital fundraising event is deeply appreciated. Thank you.

Sincerely,
Susan St. John-Rheault
for the Riley School
Board of Trustees

BUCKLE UP

To the Editor:

Take time to fa recent trip to the Columbia my hu volved in a car have been fatal up!"

My daughter-i just back in Cana of driving on " road," was the dr were passengers. and had just buc and the others ha we rounded a cur on the wrong sid face to face with My daughter-in-l to avoid hitting th car over in a dee hanging upside d seat belts! Not a bruising from the escape!

Please, those buckle up, think t that time to "spre very least I can d we all are to be ali

**Express Y
Write To T**

SPECIMEN BALLOT

STATE of MAINE

Candidates to be Voted for in the Municipal Election for the Town of Union, March 11, 1989

Instructions to Voters: Mark a cross (X) or a check mark (✓) in the square at the left of the name of the person you wish to vote for, follow directions as to number of candidates to be marked for each office, add names by writing or pasting stickers in blank spaces and mark cross (X) or check mark (✓) at left of such names. Do not erase names.

FOR SELECTMAN**For three years****(Vote for one)**☐ Leland Houghton☐ Scot Sabins☐ Benjamin Watts☐**FOR ASSESSOR****For three years****(Vote for one)**☐ Leland Houghton☐ Scot Sabins☐ Benjamin Watts☐**FOR OVERSEER OF THE POOR****For three years****(Vote for one)**☐ Leland Houghton☐ Scot Sabins☐ Benjamin Watts☐**FOR TOWN CLERK****For one year****(Vote for one)**☐ Mary Sabins☐**FOR TOWN TREASURER****For one year****(Vote for one)**☐ Linda McAllister☐**FOR TAX COLLECTOR****For one year****(Vote for one)**☐ Mary Sabins☐**FOR ROAD COMMISSIONER****For one year****(Vote for one)**☐**FOR DIRECTOR OF SCHOOL ADMINISTRATIVE
DISTRICT #40****For three years****(Vote for one)**☐ Norma Jones☐

TOWN OF UNION

WARRANT

ANNUAL TOWN MEETING

Municipal Election

March 11, 1989 - Saturday
10:00 A.M. to 4:00 P.M.
NEW MUNICIPAL BUILDING

Annual Town Meeting

March 13, 1989 - Monday
7:00 P.M.
FIRE STATION

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County qualified by law to vote in town affairs, to meet at the NEW MUNICIPAL BUILDING, in said Town on SATURDAY, the ELEVENTH day of MARCH, A.D., 1989 at 10:00 a.m. in the morning, then and there to act on Articles numbered 1 and 2;

And to notify and warn the voters to meet at the FIRE STATION, in said Town on MONDAY, the THIRTEENTH day of MARCH, A.D., 1989 at 7:00 P.M. in the evening, then and there to act on Articles numbered 3 through 46. All of said Articles being set out below, to wit:

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Parking in rear of building - Use rear doors and lower level.

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Annual Town Meeting - Warrant Articles page 2.

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BUDGET COMMITTEE RECOMMENDS

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BUDGET COMMITTEE RECOMMENDS

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BUDGET COMMITTEE RECOMMENDS

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A. Recreation 3,000.00

TOTAL TO BE TAKEN FROM JOSEPH PULLEN INVESTMENT FUND
BUDGET COMMITTEE RECOMMENDS

ARTICLE 26. To see what sum of money the Town will vote to take from the JOSEPH PULLEN RECREATION RESERVE ACCOUNT for the following accounts, or act thereon:

A. Recreation 2,775.00

TOTAL TO BE TAKEN FROM RECREATION RESERVE ACCOUNT
BUDGET COMMITTEE RECOMMENDS

ARTICLE 27. To see if the Town will vote to authorize the discontinuation of a section of the Robbins Road which is currently not being maintained at this time. Specifically, from Chris & Sandra Boetsch property and turn around (East) to the Grace Jewett property and turn around on the West (Approximately 1,200 feet).

ARTICLE 28. Shall the Town vote to authorize the Board of Selectmen, on behalf of the Town, to join other participating municipal and quasi-municipal employers to group self-insure for the provision of workers' compensation benefits, as authorized by 39 MRSA Section 23, said group to be known as the "MAINE MUNICIPAL ASSOCIATION WORKERS' COMPENSATION FUND" (Fund); and for that purpose and in consideration of the mutual covenants and agreements among participating employers, to authorize the Board of Selectmen to enter into a Fund Indemnity Agreement on behalf of the Town and take whatever other actions may be necessary. The authority granted herein shall continue until revoked.

ARTICLE 29. To see if the Town will vote to authorize the Selectmen on behalf of the Town, to take whatever actions are necessary for the Town to become a member of the Maine Municipal Association Property and Casualty Risk Pool, including but not limited to the execution of any required fees or charges. The authority granted herein shall continue until revoked.

- ARTICLE 30. To see what sum the Town will vote to appropriate from any source, including but not limited to surplus or funds previously appropriated for the purchase of insurance, for the purpose of paying fees or charges required for membership in the Maine Municipal Association Property and Casualty Risk Pool.

(Selectmen Recommend: \$15,000.00)

- ARTICLE 31. To see if the Town will vote to raise or appropriate \$35,000.00 over a two year period for the purpose of revaluating the Town.

(Budget committee recommends by appropriation the first year \$17,500.00)

- ARTICLE 32. To see if the Residents of the Town of Union will authorize it's Municipal Officers to enter into negotiations to develop and join an INTERLOCAL COOPERATION AGREEMENT with the Towns of: Union, Warren, Washington, Appleton, Searsmont, Somerville, and Liberty, for the purpose of managing Solid Waste Disposal. The name of such an agreement would be hereby referred to as the TRICOUNTY SOLID WASTE DISPOSAL AGREEMENT. (NOTE: The results of such negotiations must then be ratified by each member Town prior to any final Interlocal Cooperation Agreement.)

- ARTICLE 33. To see what action, if any, the Town will vote to take to continue sanding private property that is used by the public.

- ARTICLE 34. To see if the Town will vote to authorize the Selectmen to enter into a contract or contracts, for the snow removal from the Town ways for the snow season of 1989-1991, on such terms as they may deem advisable, or act thereon.

- ARTICLE 35. To see if the Town will vote to raise or appropriate the funds (7,000.00) for the purpose of paving the Sterlington Road (by request from Sterlington Road residents).

- ARTICLE 36. To see if the Town will vote to authorize the Selectmen to appoint a Road Commissioner each year for a one-year period beginning in 1989.

- ARTICLE 37. To see if the Town will vote to, and shall appoint, a committee of five people to study the Town government process and to determine whether there is a need for a town manager or administrator.

- ARTICLE 38. To see if the Town will vote to raise or appropriate the sum of \$300.00 to help defray the cost of the UNION SENIOR CITIZENS CLUB, or act thereon.

- ARTICLE 39. To see if the Town will vote to raise or appropriate the sum of \$600.00 in support of Mid-Coast Children's Services, Inc., or act thereon.
- ARTICLE 40. To see if the Town will vote to raise or appropriate the sum of \$1,645.00 in support of the MID-COAST HUMAN RESOURCES COUNCIL, or act thereon.
- ARTICLE 41. To see if the Town will vote to raise or appropriate the sum of \$250.00 in support of program service from WCBB PUBLIC TELEVISION STATION, CHANNEL 10, or act thereon.
- ARTICLE 42. To see if the Town will vote to raise or appropriate the sum of \$1,196.00 in support of the KNO-WAL-LIN AGENCY, or act thereon.
- ARTICLE 43. To see if the Town will vote to raise or appropriate the sum of \$500.00 in support of the COASTAL TRANS program, or act thereon.
- ARTICLE 44. To see if the Town will vote to raise or appropriate the sum of \$200.00 in support of THE COASTAL WORKSHOP, or act thereon.
- ARTICLE 45. To see if the Town will vote to raise or appropriate to sum of \$785.00 in support of MID-COAST MENTAL HEALTH CENTER, or act thereon.
- ARTICLE 46. To see if the Town will vote to raise or appropriate the sum of \$1,020.00 in support of THE CENTRAL MAINE AREA AGENCY ON AGING, or act thereon.

GIVEN UNDER OUR HANDS THIS Eighth DAY OF FEBRUARY, A.D., 1989.

UNION BOARD OF SELECTMEN:

Elmer N. Savage
Elmer N. Savage, Chairman

David M. Simmons
David M. Simmons

Anthony J. Taylor
Anthony J. Taylor

ATTEST: A TRUE COPY.

Mary S. Sabins
Mary S. Sabins, Town Clerk

MUNICIPAL ELECTION
March 11, 1989
10:00 a.m.
New Municipal Building

ANNUAL TOWN MEETING
March 13, 1989
7:00 p.m.
Fire Station

TOWN OF UNION
ANNUAL TOWN MEETING
MINUTES

MARCH 13, 1989

The MUNICIPAL ELECTION and ANNUAL TOWN MEETING was called to order by Mary Sabins, Town Clerk on Saturday, March 11, 1989 at 10:00 a.m. The Warrant was read and proceeded to act on the articles as follows:

ARTICLE 1. Ronald Hawes was nominated and elected by ballot to the position of MODERATOR of this meeting. He was duly sworn into office by the Town Clerk.

ARTICLE 2. The polls were opened for the election of all necessary officers by Secret Ballot. The following is a list of the ballots cast:

TOTAL NUMBER OF BALLOTS CAST: 286.

FOR SELECTMAN (three years)

Leland Houghton.....57 votes

SCOT SABINS.....134 votes

Benjamin Watts.....93 votes

FOR ASSESSOR (three years)

Leland Houghton.....54 votes

SCOT SABINS.....132 votes

Benjamin Watts.....93 votes

FOR OVERSEER OF THE POOR (three years)

Leland Houghton.....56 votes

SCOT SABINS.....130 votes

Benjamin Watts.....95 votes

FOR TOWN CLERK (one year)

MARY SABINS.....257 votes

Linda McAllister..(write.in).....4 votes

JoAnne Bolduc..(write.in).....5 votes

Marcia Soule...(write.in).....2 votes

FOR TREASURER (one year)

LINDA McALLISTER.....268 votes
Mary Sabins...(write.in).....4 votes

FOR TAX COLLECTOR (one year)

MARY SABINS.....255 votes
JoAnne Bolduc...(write.in).....5 votes
Linda McAllister...(write.in).....2 votes
Marcia Soule...(write.in).....2 votes

FOR SAD #40 DIRECTOR (3 years)

NORMA JONES.....243 votes
Rhoda Gamage...(write.in).....1 votes
Robert Luce...(write.in).....1 vote
Dale Leighton...(write.in).....2 votes
Alice Lunt...(write.in).....1 vote

FOR ROAD COMMISSIONER (one year)

Merrill Orff.....1 vote
Arthur Kennedy.....1 vote
Richard Luce.....1 vote
GIDEON WINCHENBACH.....70 votes
Edward Bean.....1 vote
William Packard.....3 votes
William Hastings.....1 vote
Reginald Burns, Sr.....1 vote
Robert Luce.....4 votes
Peter Dalton.....1 votes
Peter Soule.....1 votes
Scot Sabins.....2 votes
Elmer Savage, Sr.....1 vote
Benjamin Watts.....2 votes

The following were elected by Secret Ballot: Scot Sabins, Selectman, Assessor and Overseer of the Poor for three years; Mary Sabins, Town Clerk and Tax Collector for one year; Linda McAllister, Treasurer for one year; Norma Jones, SAD #40 Director for three years; Gideon Winchenbach, Road Commissioner for one year.

The polls closed at 4:00 p.m. and the election clerks, Nina Aho, Sandra Upham, Nancy Pike and Barbara Rich sorted, counted and tabulated the above ballots. The meeting was then adjourned to MONDAY, MARCH 13, 1989 at 7:00 p.m. at the NEW FIRE STATION.

On MONDAY, MARCH 13, 1989 at 7:00 p.m., Moderator Ronald Hawes called the Annual Town Meeting to order. He read the results of the municipal election on the previous Saturday, then proceeded to act on the following articles:

ARTICLE 3. Nominations for two Trustees of the Cemetery Trust Funds was requested by Moderator Ron Hawes. Basil Brown was quickly nominated but Basil declined the nomination. Robert Whittier was then nominated but in Mr. Whittier's absence, Moderator Ron Hawes stated that he had been informed by Mr. Whittier that he declined any nomination to any position. After a long pause, a motion was duly made and seconded to allow the Board of Selectmen to appoint someone to fill the open positions.

Four members of the BUDGET COMMITTEE were also elected by written ballot as follows:

1. Loren Athearn
2. Jay Feyler
3. Elmer N. Savage
4. Arthur Adolphsen

ARTICLE 4. On a motion duly made and seconded, it was voted to authorize the Selectmen to fix the salaries of the officers appointed by them under provision of Section 15, Chapter 19, 1954, R.S.

ARTICLE 5. On a motion made and seconded, it was voted to authorize the Selectmen to take from SURPLUS the Social Security of the Town Officers.

ARTICLE 6. By a show of hands vote on a motion duly made and seconded, the Selectmen were authorized to procure a temporary loan or loans, in anticipation of taxes, for payment of obligations of the Town; such loan or loans to be paid during the current municipal year by taxation.

ARTICLE 7. The Board of Selectmen were authorized to take from SURPLUS the necessary amount of money to cover the interest on loan or loans they have been authorized to procure in anticipation of taxes.

ARTICLE 8. On a motion duly made and seconded, it was voted to authorize the Selectmen to set the rate of wages on highway crews and to use the Maine State Wage Scale as a guide.

ARTICLE 9. A show of hands vote authorized the Selectmen to sell Tax Acquired Property, and to give quit-claim deeds thereof. Sales to other than the registered owner, his or her heirs, devisees or assigns shall be by public sale to the highest bidder after public notice.

ARTICLE 10. The Town voted to authorize the Tax Collector to accept prepayment of taxes for the year 1989-90 not yet due or assessed.

ARTICLE 11. By a show of hands vote, the Town adopted an interest rate on uncollected taxes to be in compliance with what is set and determined for Commercial Unsecured Loans by Maine Banking Institutions as of the first business day of January 1989. (12%)

ARTICLE 12. On motion duly made and seconded, the Town authorized the Municipal Officers to spend an amount not to exceed 3/12 of the budgeted amount in each category of the Town's annual budget during the period of January 1, 1990 to the 1990 Annual Town Meeting.

ARTICLE 13. On a motion duly made and seconded, it was voted to raise the sum of \$4,000.00 for the Operation of the Ambulance with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account.

ARTICLE 14. The Town voted to authorize the Selectmen to enter into a contract with the Towns of Appleton and Washington. Under the terms of this contract, the Town of Union will provide ambulance services to the Towns of Appleton and Washington for a period of one year at a fee of \$2,300.00 for each town. Such fees to be apportioned to Ambulance Operating Account and any balance at the end of the year, to go into Ambulance Reserve Account.

ARTICLE 15. On a motion duly made and seconded, it was voted to accept the following for Perpetual Care of Cemetery Lots:

1. Annabelle Jameson - Messer Lot - E. Union	\$300.00
2. Charles Lunden - Lunden Lot - E. Union	300.00
3. Dorothy Harper - Harper Lot - Lakeview	300.00
4. Robert Heald - Robert Heald Lot - Common	300.00
	<u>\$1200.00</u>

ARTICLE 16. After short explanation of reason for Sanitary Landfill overdraft being caused by construction of a Fire Line demanded by the D.E.P., a motion was made and seconded to authorize the Selectmen to take the following sums of money from SURPLUS to cover 1988 overdrafts:

A. Administration - Legal fees (Sawyer)	\$3,220.60
B. Administration - Maintenance of Town Office Building	1,733.63
C. Officers Salaries	82.50
D. Office Personnel	590.59
E. Sanitary Landfill	1,075.00
	<u>\$6,702.32</u>

ARTICLE 17. A motion was made and seconded to pass this article authorizing the Selectmen to carry over into 1989 the unexpended balances of the following accounts. Before the vote however, discussion ensued regarding unspent money for new road construction. It was explained by First Selectman Elmer 'Bud' Savage that this money was set aside for new roads in Town, not repairing or resurfacing old existing roads. After this explanation, the vote was then taken and passed with no opposing voters.

A. Septic Waste Site	\$2,400.75
B. New Road Construction	14,100.00
C. Ambulance Dept.	1,140.15
D. Conservation Commission	1,423.87
E. William Pullen Scholarship	3,750.00
F. Bandstand	480.28
G. Animal Control	140.64
H. Common Sewer Project	2,598.95

ARTICLE 18. After discussion, setting aside A,B,E,F,U,&Y, a motion was made and seconded to raise and appropriate the following sums of money:

A. Administration	17,650.00
B. Maintenance of Town Office Bldg.	9,000.00
C. Assessors	8,765.00
D. Officers Salaries	7,800.00
E. Office Personnel	34,060.00
F. Insurance	32,000.00
G. Town Maintenance	3,500.00
H. Sanitary Landfill	23,000.00
I. Hot Topping	11,175.00
J. Hydrant Rental	4,200.00
K. Red Network	2,800.00
L. Police Protection	300.00
M. Code Enforcement	1,000.00
N. Highway Equipment Replacement	5,000.00
O. Fire Department	10,000.00
P. Fire Truck Reserve	5,000.00
Q. Street lights	4,000.00
R. Cemeteries	3,325.00
S. Recreation	950.00
T. Planning Board Oper. Acct.	2,585.00
U. Planning Board Reserve	1,300.00
V. Appeals Board	100.00
W. Vose Library	4,500.00
X. Memorial Day	250.00
Y. Copier for Town Office	6,200.00
Z. Salt Shed Reserve Acct.	5,000.00
	<u>\$203,460.00</u>

ARTICLE 19. On a motion duly made and seconded, the Town voted to take money from EXCISE TAXES for the following:

A. Public Works	90,735.00
b. Snow Removal	35,000.00
C. Sand/Salt Shed Reserve	10,000.00
	<u>\$135,735.00</u>

ARTICLE 20. After short discussion, a motion was duly made and seconded to take from the HIGHWAY BLOCK GRANT FUNDS the following:

A. Hot Topping \$48,825.00

ARTICLE 21. On a motion duly made and seconded, it was voted to raise and appropriate the sum of \$22,166.45 to cover borrower's note of \$21,798.51 plus interest of \$367.94 for the McKin Site payment.

ARTICLE 22. On a motion duly made and seconded, the Town voted to take from the interest earned on the William Pullen Fund for the following:

A. Scholarships 5,000.00

ARTICLE 23. The Town voted to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship awarded in 1988 but not appropriated for.

ARTICLE 24. The Town voted to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship to be awarded in 1989.

ARTICLE 25. On a motion duly made and seconded, the Town voted to take from the JOSEPH PULLEN INVESTMENT FUND ACCOUNT for the following:

A. Recreation 3,000.00

ARTICLE 26. On a motion duly made and seconded, the Town voted to take from the JOSEPH PULLEN RECREATION RESERVE ACCOUNT the following amount:

A. Recreation 2,775.00

ARTICLE 27. On a motion duly made and seconded, the Town voted to authorize the discontinuation of a section of the Robbins Road which is currently not being maintained at this time. Specifically, from Chris & Sandra Boetsch property and turn around (East) to the Grace Jewett property and turn around on the West (Approximately 1,200 feet).

ARTICLE 28. By a show of hands vote, the Town authorized the Board of Selectmen, on behalf of the Town, to join other participating municipal and quasi-municipal employers to group self-insure for the provision of workers' compensation benefits, as authorized by 39 MRSA Section 23, said group to be known as the "MAINE MUNICIPAL ASSOCIATION WORKERS COMPENSATION FUND" (Fund); and for that purpose and in consideration of the mutual covenants and agreements among participating employers, to authorize the Board of Selectmen to enter into a Fund Indemnity Agreement on behalf of the Town and take whatever other actions may be necessary.

ARTICLE 29. On a motion duly made and seconded, the Town voted the authorize the Selectmen on behalf of the Town, to take whatever actions are necessary for the Town to become a member of the Maine Municipal Association Property and Casualty Risk Pool, including but not limited to the execution of any required fees or charges. The authority granted herein shall continue until revoked.

ARTICLE 30. By a show of hands vote, the Town voted to appropriate from surplus the sum of \$15,000.00 for the purchase of insurance, for the purpose of paying fees or charges required for membership in the Maine Municipal Association Property and Casualty Risk Pool.

ARTICLE 31. Moderator Ron Hawes stated that, as Chairman of the Budget Committee, he wanted to amend the wording of this article to read: Budget committee recommends taking \$17,500.00 from William Pullen Fund the first year. By a show of hands vote, this article was quickly passed with no opposition.

ARTICLE 32. By a show of hands vote, the Town voted to authorize it's Municipal Officers to enter into negotiations to develop and join an INTERLOCAL COOPERATION AGREEMENT with the Towns of: Union, Warren, Washington, Appleton, Searsmont, Somerville, and Liberty, for the purpose of managing Solid Waste Disposal. The name of such an agreement would be hereby referred to as the TRICOUNTY SOLID WASTE DISPOSAL AGREEMENT. There was no discussion and no opposition in passing this article.

ARTICLE 33. Moderator Ron Hawes questioned the Board of Selectmen as to whether this article was illegal or not. The Board asked that a vote be taken from townspeople present to determined whether the sanding of the local Bank, Post Office, Garages and other businesses in Town should be continued. It was felt that if this practice was continued, the Town would be held liable if someone fell and was injured due to lack of sand. After lengthy discussion, a show of hands vote determined to disallow the continuation of sanding of private property.

ARTICLE 34. On a motion duly made and seconded, it was voted to authorize the Selectmen to enter into a contract or contracts, for the snow removal from the Town ways for the snow season of 1989-1991, on such terms as they may deem advisable.

ARTICLE 35. Sterlington Road Resident Tim Fields explained deteriorating condition of this Road and desire to have it hot topped by the Town. After discussion, this article was voted DOWN by resident voters.

ARTICLE 36. Moderator Ron Hawes explained that this article contains a typographical error. Article should state "beginning in 1990". Selectmen explain that if no one runs for the position which was nearly the case this year, we need to

ARTICLE 36. (con't) feel confident that the person receiving the job is qualified. After discussion, the article was put to vote. The article passed with nine voters opposing. The Selectmen will now be authorized to appoint a Road Commissioner each year for a one-year period beginning in 1990.

ARTICLE 37. Motion was made and seconded to amend the article to read "shall be appointed by the Selectmen". The article was then voted on and passed to authorized the formation of a committee of five people to study the Town government process and to determine whether there is a need for a Town Manager or Administrator.

ARTICLE 38. Town voted to raise and appropriate the sum of \$300.00 in support of the UNION SENIOR CITIZENS CLUB.

ARTICLE 39. The Town voted to raise and appropriate the sum of \$600.00 in support of MID-COAST CHILDREN'S SERVICES, INC.

ARTICLE 40. The Town voted to raise and appropriate the sum of \$1,645.00 in support of the MID-COAST HUMAN RESOURCES COUNCIL.

ARTICLE 41. The Town voted to raise and appropriate the sum of \$250.00 in support of WCBB PUBLIC TELEVISION STATION.

ARTICLE 42. The Town voted to raise and appropriate the sum of \$1196.00 in support of the KNO-WAL-LIN AGENCY.

ARTICLE 43. The Town voted to raise and appropriate the sum of \$500.00 in support of the COASTAL TRANS program.

ARTICLE 44. The town voted to raise and appropriate the sum of \$200.00 in support of THE COASTAL WORKSHOP.

ARTICLE 45. The Town voted to raise and appropriate the sum of \$785.00 in support of the MID-COAST MENTAL HEALTH CENTER.

ARTICLE 46. The Town voted to raise and appropriate the sum of \$1,020.00 in support of THE CENTRAL MAINE AREA AGENCY ON AGING.

Having completed the articles and before adjournment, Selectman Anthony C. Taylor briefly spoke to the Townspeople bringing to their attention, the retirement of Elmer 'Bud' Savage after 30+ years of service to the Town. The Townspeople then stood and gave a round of applause in appreciation. A motion was then duly made and seconded to adjourn at 9:35 p.m. There were approximately 200 - 250 people present.

A True Copy of the Minutes of the MUNICIPAL ELECTION and ANNUAL TOWN MEETING - March 11-13, 1989.

ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

VARIOUS APPROPRIATIONS AND SOURCES OF FUNDING:

Total voted to RAISE	\$236,122.45
Total voted from SURPLUS	30,027.79
Total voted from EXCISE TAXES	135,735.00
Total voted from HIGHWAY BLOCK GRANT	48,825.00
Total voted from WM. PULLEN FUND	22,500.00
Total voted from ROWE SCHOLARSHIP	1,000.00
Total voted from JOSEPH PULLEN FUND	3,000.00
total voted from RECREATION RESERVE	2,775.00

Warrant for Town Meeting

MUNICIPAL ELECTION **ANNUAL TOWN MEETING**
MARCH 11, 1989 - SATURDAY **MARCH 13, 1989 - MONDAY**
10:00 A.M. TO 4:00 P.M. **7:00 P.M.**
NEW MUNICIPAL BUILDING **FIRE STATION**

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS:

In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County qualified by law to vote in town affairs, to meet at the NEW MUNICIPAL BUILDING, in said Town on SATURDAY, the ELEVENTH day of MARCH, A.D., 1989 at 10:00 a.m. in the morning, then and there to act on Articles numbered 1 and 2;

And to notify and warn the voters to meet at the FIRE STATION, in said Town on MONDAY, the THIRTEENTH day of MARCH, A.D., 1989 at 7:00 p.m. in the evening, then and there to act on Articles numbered 3 through 46. All of said Articles being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

ARTICLE 2. To elect all necessary Town Officers by Secret Ballot.

**POLLS SHALL BE OPENED AT 10:00 A.M. AND
CLOSED AT 4:00 P.M.
PARKING IN REAR OF BUILDING - USE REAR DOORS
AND LOWER LEVEL**

ARTICLE 3. To choose all other necessary Town Officers, or act thereon.

TWO TRUSTEES of the CEMETERY TRUST FUNDS - Basil Brown and Robert Whittier's terms expire.

FOUR MEMBERS of the BUDGET COMMITTEE - Robert Heald, Richard Dodge, Robert Whittier's terms expire.

ARTICLE 4. To see if the Town will vote to authorize the Selectmen to fix the salaries of the officers appointed by them under provision of Section 15, Chapter 19, 1954, R.S. or act thereon.

ARTICLE 5. To see if the Town will vote to authorize the Selectmen to take from SURPLUS the Social Security of the Town Officers, or act thereon.

ARTICLE 6. To see if the Town will vote to authorize the Selectmen to procure a temporary loan or loans, in anticipation of taxes, for payment of obligations of the Town; such loan or loans to be paid during the current municipal year by taxation, or act thereon.

ARTICLE 7. To see if the Town will vote to allow the Selectmen to take from SURPLUS the necessary amount of money to cover the interest on loan or loans they have been authorized to procure in anticipation of taxes, or act thereon.

ARTICLE 8. To see what the Town will vote to allow per hour for men and equipment for labor on the highways, for the ensuing year, or to authorize the Selectmen to set a rate and use the Maine State Wage Scale as a guide, or act thereon.

ARTICLE 9. To see if the Town will vote to authorize the Selectmen to sell Tax Acquired Property, and to give quit-claim deeds thereof. Sales to other than the registered owner, his or her heirs, devisees or assigns shall be by public sale to the highest bidder after public notice or act thereon.

ARTICLE 10. To see if the Town will vote to authorize the Tax Collector to accept prepayment of taxes for the year 1989-90 not yet due or assessed, or act thereon.

ARTICLE 11. To see if the Town will adopt an interest rate of uncollected taxes to be in compliance with what is set and determined for Commercial Unsecured Loans by Maine Banking Institutions as of the first business day of January 1989. (12%)

ARTICLE 12. To see if the Town will vote to authorize the Municipal Officers to spend an amount not to exceed 3/12 of the budgeted amount in each budget category of the Town's Annual Budget during the period from January 1, 1990 to the 1990 Annual Town Meeting.

ARTICLE 13. To see if the Town will vote to raise the sum of \$4,000.00 for the Operation of Ambulance with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account.

ARTICLE 14. To see if the Town will vote to authorize the Selectmen to enter into a contract with the Towns of Appleton and Washington. Under the terms of this contract, the Town of Union will provide ambulance services to the Towns of Appleton and Washington for a period of one year at a fee of \$2,300.00 for each town. Such fees to be apportioned to Ambulance Operating Account and any balance at the end of the year, to go into Ambulance Reserve Account.

ARTICLE 15. To see if the Town will vote to accept the following for Perpetual Care of Cemetery Lots:

1. Annabelle Jameson - Messer Lot	
E. Union Cemetery	300.00
2. Charles Lunden - Lunden Lot	
E. Union Cemetery	300.00
3. Dorothy Harper - Harper Lot	
Lakeview Cemetery	300.00
4. Robert Heald - Robert Heald Lot	
Common Cemetery	300.00
	1,200.00

ARTICLE 16. To see if the Town will vote to authorize the Selectmen to take the following sums of money from SURPLUS to cover 1988 overdrafts, or act thereon:

A. Administration - Legal (Sawyer)	3,220.60
B. Administration - Maintenance of Town	
Town Office Building	1,733.63
C. Officers Salaries	82.50
D. Office Personnel	590.59
E. Sanitary Landfill	1,075.00
	6,702.32

ARTICLE 17. To see if the Town will vote to authorize the Selectmen to carry over into 1989 the unexpended balances of the following accounts, or act thereon:

A. Septic Waste Site	2,400.75
B. New Road Construction	14,100.00
C. Ambulance Dept.	1,140.15
D. Conservation Commission	1,423.87
E. William Pullen Scholarship	3,750.00
F. Bandstand	480.28
G. Animal Control	140.64
H. Common Sewer Project	259.95
	25,995.44

ARTICLE 18. To see what sum of money the Town will vote to RAISE OR APPROPRIATE for the following, or act thereon:

A. Administration	17,650.00
B. Main. of. Town Office Bldg.	9,000.00
C. Assessors	8,765.00
D. Officers Salaries	7,800.00
E. Office Personnel	34,060.00
F. Insurance	32,000.00
G. Town Maintenance	3,500.00
H. Sanitary Landfill	23,000.00
I. Hot Topping	11,175.00
J. Hydrant Rental	4,200.00
K. Red Network	2,800.00
L. Police Protection	300.00
M. Code Enforcement	1,000.00
N. Highway Equipment Replacement	5,000.00
O. Fire Department	10,000.00
P. Fire Truck Reserve	5,000.00
Q. Street Lights	4,000.00
R. Cemeteries	3,325.00
S. Recreation	950.00
T. Planning Board Oper. Acct.	2,585.00
U. Planning Board Reserve	1,300.00
V. Appeals Board	100.00
W. Vose Library	4,500.00
X. Memorial Day	250.00
Y. Copier for Town Office	6,200.00
Z. Salt Shed Reserve Acct.	5,000.00
	120,000.00

TOTAL TO BE RAISED OR APPROPRIATED 203,460.00
BUDGET COMMITTEE RECOMMENDS

ARTICLE 19. To see what sum of money the Town will vote to take from EXCISE TAXES for the following, or act thereon:

A. Public Works	90,735.00
B. Snow Removal	35,000.00
C. Sand/Salt Shed Reserve	10,000.00
	135,735.00
TOTAL TO BE TAKEN FROM EXCISE TAXES	135,735.00
	BUDGET COMMITTEE RECOMMENDS

ARTICLE 20. To see what sum of money the Town will vote to take from the HIGHWAY BLOCK GRANT FUNDS for the following, or act thereon:

A. Hot Topping	48,825.00
TOTAL TO BE TAKEN FROM HIGHWAY BLOCK GRANT FUNDS	
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 21. To see if the Town will vote to raise and appropriate the sum of \$22,166.45 to cover borrower's note of \$21,798.51 plus interest of \$367.94 for the McKin Site payment.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 22. To see what sum of money the Town will vote to take from the interest earned on the WILLIAM PULLEN FUND for the following, or act thereon:

A. Scholarships	5,000.00
TOTAL TO BE TAKEN FROM WILLIAM PULLEN INTEREST	
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 23. To see if the Town will vote to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship awarded in 1988 but not appropriated for.

ARTICLE 24. To see if the Town will vote to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship awarded in 1989.

ARTICLE 25. To see what sum of money the Town will vote to take from the JOSEPH PULLEN INVESTMENT FUND for the following, or act thereon:

A. Recreation	3,000.00
TOTAL TO BE TAKEN FROM JOSEPH PULLEN INVESTMENT FUND	
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 26. To see what sum of money the Town will vote to take from the JOSEPH PULLEN RECREATION RESERVE ACCOUNT for the following accounts, or act thereon:

A. Recreation	2,775.00
TOTAL TO BE TAKEN FROM RECREATION RESERVE ACCOUNT	
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 27. To see if the Town will vote to authorize the discontinuation of a section of the Robbins Road which is currently not being maintained at this time. Specifically, from Chris & Sandra Boetsch property and turn around (East) to the Grace Jewett property and turn around on the West (Approximately 1,200 feet).

ARTICLE 28. Shall the Town vote to authorize the Board of Selectmen, on behalf of the Town, to join other participating municipal and quasi-municipal employers to group self-insure for the provision of workers' compensation benefits, as authorized by 39 MRSA Section 23, said group to be known as the "MAINE MUNICIPAL ASSOCIATION WORKERS' COMPENSATION FUND" (Fund); and for that purpose and in consideration of the mutual covenants and agreements among participating employers, to authorize the Board of Selectmen to enter into a Fund Indemnity Agreement on behalf of the Town and take whatever other actions may be necessary. The authority granted herein shall continue until revoked.

ARTICLE 29. To see if the Town will vote to authorize the Selectmen on behalf of the Town, to take whatever actions are necessary for the Town to become a member of the Maine Municipal Association Property and Casualty Risk Pool, including but not limited to the execution of any required fees or charges. The authority granted herein shall continue until revoked.

ARTICLE 30. To see what sum the Town will vote to appropriate from any source, including but not limited to surplus or funds previously appropriated for the purchase of insurance, for the purpose of paying fees or charges required for membership in the Maine Municipal Association Property and Casualty Risk Pool.
(Selectmen Recommend: \$15,000.00)

ARTICLE 31. To see if the Town will vote to raise or appropriate \$35,000.00 over a two year period for the purpose of reevaluating the Town.

(Budget committee recommends by appropriation the first year \$17,500.00)

ARTICLE 32. To see if the Residents of the Town of Union will authorize it's Municipal Officers to enter into negotiations to develop and join an INTERLOCAL COOPERATION AGREEMENT with the Towns of: Union, Warren, Washington, Appleton, Searsport, Somerville, and Liberty, for the purpose of managing Solid Waste Disposal. The name of such an agreement would be hereby referred to as the TRI-COUNTY SOLID WASTE DISPOSAL AGREEMENT. (NOTE: The results of such negotiations must then be ratified by each member Town prior to any final Interlocal Cooperation Agreement).

ARTICLE 33. To see what action, if any, the Town will vote to take to continue sanding private property that is used by the public.

ARTICLE 34. To see if the Town will vote to authorize the Selectmen to enter into a contract or contracts, for the snow removal from the Town ways for the snow season of 1989-1991, on such terms as they may deem advisable, or act thereon.

ARTICLE 35. To see if the Town will vote to raise or appropriate the funds (\$7,000.00) for the purpose of paying the Sterlingtown Road (by request from Sterlingtown Road residents).

ARTICLE 36. To see if the Town will vote to authorize the Selectmen to appoint a Road Commissioner each year for a one-year period beginning in 1989.

ARTICLE 37. To see if the Town will vote to, and shall appoint, a committee of five people to study the Town government process and to determine whether there is a need for a town manager or administrator.

ARTICLE 38. To see if the Town will vote to raise or appropriate the sum of \$300.00 to help defray the cost of the UNION SENIOR CITIZENS CLUB, or act thereon.

ARTICLE 39. To see if the Town will vote to raise or appropriate the sum of \$600.00 in support of Mid-Coast Children's Services, Inc., or act thereon.

ARTICLE 40. To see if the Town will vote to raise or appropriate the sum of \$1,645.00 in support of the MID-COAST HUMAN RESOURCES COUNCIL, or act thereon.

ARTICLE 41. To see if the Town will vote to raise or appropriate the sum of \$250.00 in support of program service from WCCB PUBLIC TELEVISION STATION, CHANNEL 10, or act thereon.

ARTICLE 42. To see if the Town will vote to raise or appropriate the sum of \$1,196.00 in support of the KNO-WAL-LIN AGENCY, or act thereon.

ARTICLE 43. To see if the Town will vote to raise or appropriate the sum of \$500.00 in support of the COASTAL TRANS program, or act thereon.

ARTICLE 44. To see if the Town will vote to raise or appropriate the sum of \$200.00 in support of THE COASTAL WORKSHOP, or act thereon.

ARTICLE 45. To see if the Town will vote to raise or appropriate the sum of \$785.00 in support of MID-COAST MENTAL HEALTH CENTER, or act thereon.

ARTICLE 46. To see if the Town will vote to raise or appropriate the sum of \$1,020.00 in support of THE CENTRAL MAINE AREA AGENCY ON AGING, or act thereon.

GIVEN UNDER OUR HANDS THIS 8TH DAY OF FEBRUARY, A.D., 1989.

UNION BOARD OF SELECTMEN

Elmer N. Savage
ELMER N. SAVAGE, Chairman
David M. Simmons
DAVID M. SIMMONS
Anthony G. Taylor
ANTHONY G. TAYLOR

ATTEST: A TRUE COPY
Mary S. Sabins, Town Clerk

RESIDENT'S RETURN

KNOX
MAINE, ss.

By virtue of the within Warrant to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this Warrant at the Selectmen's Office; at Gorden's Market, Union Common; and at Mic Mac Market, Route #17; on the third day of March, A.D., 1989, the same being at least seven days prior to the within named meeting.

ATTEST:


Peter B. Soule, Resident

189-11

OFFICIAL RETURN OF VOTES

For Selectman, Assessor and Overseer of the Poor for three years;
For: Town Clerk and Tax Collector for one year; For: Treasurer
for one year; For: Road Commissioner for one year; For: SAD #40
Director for three years.

GIVEN IN AT THE ANNUAL TOWN MEETING - MUNICIPAL ELECTION - MARCH 11, 1989.

At a legal meeting of the Inhabitants of the TOWN OF UNION, in the
County of Knox, qualified to vote, held on SATURDAY, the ELEVENTH
day of MARCH, 1989, A.D., the said Inhabitants gave in their votes
for the above Offices. The same were received, sorted, counted and
declared in open meeting by the Moderator, who presided, and in the
presence of the Town Clerk, who formed a list of the persons voted for,
and made a record thereof, as follows, to wit:

TOTAL NUMBER OF BALLOTS CAST WAS 286.

FOR SELECTMAN (three years)

Leland Houghton 57 votes
SCOT SABINS 134 votes
Benjamin Watts 93 votes

FOR ASSESSOR (three years)

Leland Houghton 54 votes
SCOT SABINS 132 votes
Benjamin Watts 93 votes

FOR OVERSEER OF THE POOR (3 yrs)

Leland Houghton 56 votes
SCOT SABINS 130 votes
Benjamin Watts 95 votes

FOR TOWN CLERK (one year)

MARY SABINS 257 votes
Linda McAllister (W.I.) 4 votes
JoAnne Bolduc (W.I.) 5 votes
Marcia Soule (W.I.) 2 votes

FOR TREASURER (one year)

LINDA MCALLISTER 268 votes
Mary Sabins (W.I.) 4 votes

FOR TAX COLLECTOR (one year)

MARY SABINS 255 votes
JoAnne Bolduc (W.I.) 5 votes
Linda McAllister (W.I.) 2 votes
Marcia Soule (W.I.) 2 votes

FOR S.A.D. #40 DIRECTOR (3 years)

NORMA JONES 243 votes
Rhoda Gamage (W.I.) 1 votes
Robert Luce (W.I.) 1 votes
Dale Leighton (W.I.) 2 votes
Alice Lunt (W.I.) 1 votes

FOR ROAD COMMISSIONER-WRITE IN

Merrill Orff 1 votes
Arthur Kennedy 1 votes
Richard Luce 1 votes
GIDEON WINCHENBACH 70 votes
Edward Bean 1 votes
William Packard 3 votes
William Hastings 1 votes
Reginald Burns, Sr. 1 votes
Robert Luce 4 votes
Peter Dalton 1 votes
Peter Soule 1 votes
Scot Sabins 2 votes
Elmer Savage, Sr. 1 votes
Benjamin Watts 2 votes

A TRUE COPY.

ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

W.I. - write in candidate.

(MODERATOR'S OATH)

State of Maine

.....Union....., Maine,

.....March 11....., 19.89..

I,Ronald Hawes....., do swear, that I will support the Constitution
of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as
moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

.....*Ronald Hawes*.....
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the
oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a
certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

.....Union....., Maine,

.....March 11....., 19.89..

Subscribed and sworn to Ronald Hawes

Before me,*Mary Sabine*.....
Town Clerk Title.

OFFICIAL RECEIPT FOR BALLOTS

ANNUAL TOWN MEETING - MARCH 11, 1989

MUNICIPAL ELECTION BALLOTS

We, hereby, certify that on March 11, 1989, we received from Mary Sabins, Town Clerk, two packages total of which said to contain 600 regular ballots for candidates for use at the Town of Union's Municipal Election.

Signed: UNION ELECTION CLERKS.

Eric B. Aka

Mary R. Griffin

Ronald Hawes

189-15

Ron Hawes

189-16

RON Hawes

189-17



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

March 13, 1989

Board of Selectmen
Town Office
Town of Union
P. O. Box 221
Union, ME. 04862

Gentlemen:

Enclosed herewith is an Application for a Pole Location Permit
for the Town of Union.

Please have all the Municipal Officers sign the original copy
and return the same after the Town Clerk has completed her section
also. The second copy is for your records.

Very truly yours,

James D. Fairfield
District Manager

JDF/ml

Encs.



Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-2794

TO THE

CITY

TOWN

COUNTY

OF Union, MAINE

Central Maine Power Company, and Warren Telephone Company, corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the City/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town, as follows:

Starting at existing Warren Telephone Company Pole #18 on Martin Road and extending in a northerly direction along the said Martin Road on a line of one (1) pole, approximately two hundred fifty (250) feet, as now staked to proposed Central Maine Power Company Pole #2 as shown on sketch submitted with this application marked Project #31-2794, dated February 16, 1989.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice.~~

Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY

By John D. SpringfieldDate 2/16/89

WARREN TELEPHONE COMPANY

By Bob [Signature]Date 2-20-89

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET Martin Rd.
DATE 2/16/89 BY R. Teel

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Central Me. Power at Rockland Line Tel 594-4431. Pole spans shown are approximate.

[illegible]

4307
2-68

POLE LOCATION PERMIT

PROJECT 31-2794
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Warren Telephone Company dated by Central Maine Power Company February 16, 1989 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company and Warren Telephone Co., or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the ~~City~~/Town of Union, approximately as follows:

Starting at existing Warren Telephone Company Pole #18 on Martin Road and extending in a northerly direction along the said Martin Road on a line of one (1) pole, approximately two hundred fifty (250) feet, as now staked to proposed Central Maine Power Company Pole #2, as shown on sketch submitted with this application marked Project #31-2794, dated February 16, 1989.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David Sumner
Scott A. Sabins
Anthony C. Taylor

Municipal Officers

Union, Maine
March 21, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 190

Attest

Mary S. Sabins
Clerk

TOWN CLERK'S ELECTION CERTIFICATION

I, the undersigned, Town Clerk of Union, Maine (the "municipality"), hereby certify that the municipality has adopted no charter, bylaws, votes or other rules which relate in any way to the time, place or manner of calling or conducting referendum elections in said municipality except as follows:

I further certify that a district referendum election in this municipality was held on March 28, 1989 for the purpose of voting on a school construction project and related issuance of debt by School Administrative District No. 40. With respect to that meeting, I certify:

- (a) that on the 28th day of February, 1989, the municipal officers met and signed the Warrant calling said referendum;
- (b) that the complete Warrant for said meeting as furnished by the Board of School Directors and the return of posting of that Warrant is attached hereto as Exhibit A;
- (c) that a copy of the ballots used at said meeting, as furnished by the Board of School Directors, are attached hereto as Exhibit B;
- (d) that a copy of the Town Clerk's Return and Certificate as to Results of Voting is attached hereto as Exhibit C;

- (e) that the moderator was elected, was sworn, and presided over said meeting, all as required by 30-A M.R.S.A. § 2525;
- (f) that at least four days prior to the meeting I posted specimen ballots in one or more conspicuous places in the municipality;
- (g) that as required by 30-A M.R.S.A. §§2525(2) and 2528(6) and (8) ballot clerks were appointed by the municipal officers and sworn, instruction cards were printed and posted at each voting compartment, at least three instruction cards and five specimen ballots were posted in the voting room outside the guard rails, that ballots were delivered and receipts given therefor, a moderator was elected and a certified list of qualified voters was used at the meeting;
- (h) that a sufficient number of ballots were furnished to me and that a record of the number furnished was kept by me as Clerk;
- (i) that the registrar held office hours while the polls were open, and no person who was entitled to vote was deprived of that right;
- (j) that within 24 hours of the determination of the results of the vote in the municipality, I certified the total number of votes cast in the affirmative and the total number of votes cast in the negative to the Board of School Directors;
- (k) that all other actions required to be taken by the municipality, or any official thereof, in order to make the aforesaid referendum legal and valid, have happened, been done and performed in regular and due form as required by law; and
- (l) that no recount has been requested by any resident of the municipality.

Dated: 3/29/89

Mary S. Sabins
Town Clerk
Union, Maine

(Seal)

5231S

NOTICE OF PUBLIC HEARING

TO: Peter Soule, a resident of the Town of Union. In the name of the State of Maine you are hereby required to notify the voters of the Town of Union of the Public Hearing described in this Notice of Public Hearing.

TO: The voters of the Town of Union:

Take notice that a public hearing will be held on March 16, 1989, at 7:00 p.m., at the Medomak Valley High School Auditorium in the Town of Waldoboro on the following article which will be the subject of a referendum vote on March 28, 1989:

Article 2: Shall the board of school directors of Maine School Administrative District No. 40 be authorized to issue bonds or notes in the name of the district for school construction purposes in an amount not to exceed One Million Two Hundred Ninety-Six Thousand Three Hundred Thirty Dollars (\$1,296,330) to construct and equip an addition and do renovations to the Prescott School in Washington located on the existing school lot on the east side of State Highway 220, leading from Washington Village to Stickney's Corner, which is the site of the Prescott School?

- a. The entire additional operating costs of the new project during its first two (2) years shall be borne by revenues raised by School Administrative District No. 40.
- b. The estimated amount of the additional operating costs during each of the first two (2) years is \$39,000.
- c. The District shall be responsible for the local share of debt service allocation to be calculated in accordance with state law.

Yes
☐

No
☐

Signed and dated at the Town of Union, this 28th day
of February, 1989.

Elmer N. Savage
David L. Simpson
Antony Taylor
Majority of the Municipal officers
of the Town of Union

A true copy of the Notice of Public Hearing,
Attest: Mary S. Sabino
Resident of
Town of Union

RETURN

Knox County ss.

State of Maine

TO: The Municipal Officers of the Town of Union:

I certify that I have notified the voters of the Town of
Union of the time and place of the within described public
hearing by posting an attested copy of said notice at _____
New MUNICIPAL Building, Mic Mac Market, Gorden's Store, Union
Post Office, Camden National Bank, being public
and conspicuous places in said Town, on the ninth day
of March, 1989, which is at least seven (7) days
prior to the hearing.

Dated at UNION, March 9, 1989.

Peter B. Saul
Resident of Town of Union

5246S

WARRANT TO CALL SCHOOL ADMINISTRATIVE DISTRICT REFERENDUM
(20-A M.R.S.A. §§1351-54)

TO: Andrea Doyle, a resident of Maine School
Administrative District No. 40 composed of the Towns
of Friendship, Union, Warren and Washington in the
County of Knox, and the Town of Waldoboro in the
County of Lincoln, State of Maine.

In the name of the State of Maine, you are hereby
ordered to serve upon the municipal clerks of each of
the municipalities within the Maine School
Administrative District No. 40, namely, the Towns of
Friendship, Union, Warren, Washington, and Waldoboro
an attested copy of this warrant. Service shall be in
hand within three (3) days of the date of this
warrant. The municipal clerks of the above
municipalities shall immediately notify the respective
municipal officers, who shall post the following
warrant:

TOWN OF UNION
DISTRICT REFERENDUM

ELECTION WARRANT

Knox, ss.

State of Maine

TO: Peter Soule, a resident of Union:
you are hereby required in the name of the State of Maine to
notify the voters of this municipality of the election
described in this warrant.

TO THE VOTERS OF UNION:

You are hereby notified that a district referendum election
will be held at the NEW MUNICIPAL BUILDING at 10:00 a.m.
on March 28, 1989 for the purpose of determining the following
questions:

Article 1: To choose a moderator to preside at said meeting.

Article 2: Shall the board of school directors of Maine
School Administrative District No. 40 be
authorized to issue bonds or notes in the name of
the district for school construction purposes in
an amount not to exceed One Million, Two Hundred
Ninety-Six Thousand, Three Hundred Thirty Dollars
(\$1,296,330) to construct and equip an addition
and do renovations to the Prescott School in
Washington located on the existing school lot on

the east side of State Highway 220, leading from Washington Village to Stickney's Corner, which is the site of the Prescott School?

- a. The entire additional operating costs of the new project during its first two (2) years shall be borne by revenues raised by School Administrative District No. 40.
- b. The estimated amount of the additional operating costs during each of the first two (2) years is \$39,000.
- c. The District shall be responsible for the local share of debt service allocation to be calculated in accordance with state law.

Yes
☐

No
☐

The voting on Article 2 shall be by secret ballot referendum. The polls will be opened immediately after the election of the Moderator following commencement of the meeting at 10:00 a.m. and closed at 8:00 o'clock p.m.

The Registrar of Voters or Board of Registration will hold office hours while the polls are open to correct any error in or change a name or address on the voting list; to accept the registration of any person eligible to vote and to accept new enrollments.

A person who is not registered as a voter may not vote in any election.

Given under our hand this 15th day of February, 1989 at Waldoboro, Maine.

Elizabeth Wooster

George Seave

Norma L Jones

Michael Kelley

Elaine L. Johnston

David Hildfield

Louise E. Ullrich

Emily Borjod

Kenneth A. Burt

A majority of the Board of Directors of Maine School Administrative District No. 40

A true copy of the Warrant, attest:

Andrea Doyle
Resident of Maine School
Administrative District No. 40

Countersigned this 28th day of February, 1989 at
Union, Maine.

Elmer N. Sprague

David M. Simmons

Anthony C. Taylor

A majority of the municipal officers of the Town of Union

A true copy of the Warrant, attest:

Mary S. Sabins
Resident of Town of Union

RETURN

Lincoln County, ss.

State of Maine

TO: The Directors of School Administrative District No. 40

Feb. 17, 1989.

Pursuant to the within warrant, directed to me, I have served in hand upon the municipal clerk of the Town of Union, an attested copy of this warrant, directing the municipal officers of said town to call a district referendum at said time and place and for the purposes therein stated.

Andrea Doyle
Resident of School Administrative
District No. 40

RETURN

Knox County, ss.

State of Maine

TO: The municipal officers of the Town of Union

I certify that I have notified the voters of the Town of Union of the time and place of the district referendum by posting an attested copy of the within warrant at New Municipal Building
Mic Mac Market, Gorden's Market, Union Post Office, Camden National Bank,
being public and conspicuous places in said town, on the ninth day
of March, 1989, which is at least seven days next prior to
election day.

Dated at the Town of Union: March 9, 1989.

Arthur B. Smith
Resident of the Town of Union,
Maine

5229S

Penalty for willfully defacing, tearing down, removing or destroying a specimen ballot
FIVE TO ONE HUNDRED DOLLAR FINE

SPECIMEN BALLOT

STATE of MAINE

Article to be Voted for in the M.S.A.D. #40 District Referendum for the Town of Union, March 28, 1989

Vote "YES" or "NO" by making a cross (x) or a check mark (✓) in the square of your choice at the left of each article. A "YES" vote indicates acceptance of the funding recommendation. A "NO" vote indicates rejection of the funding recommendation.

ARTICLE 2:

YES

☐

NO

☐

Shall the board of school directors of Maine School Administrative District No. 40 be authorized to issue bonds or notes in the name of the district for school construction purposes in an amount not to exceed One Million, Two Hundred Ninety-Six Thousand, Three Hundred Thirty Dollars (\$1,296,330) to construct and equip an addition and do renovations to the Prescott School in Washington located on the existing school lot on the east side of State Highway 220, leading from Washington Village to Stickney's Corner, which is the site of the Prescott School?

- a. The entire additional operating costs of the new project during its first two (2) years shall be borne by revenues raised by School Administrative District No. 40.
 - b. The estimated amount of the additional operating costs during each of the first two (2) years is \$39,000.
 - c. The District shall be responsible for the local share of debt service allocation to be calculated in accordance with state law.
-

TOWN CLERK'S RETURN AND CERTIFICATE
AS TO RESULTS OF VOTING

TOWN OF UNION

I certify that the result of the votes taken on Article 2 of the Warrant in the Town of Union, covering the District Meeting Referendum held March 28, 1989 relating to the issuance of bonds or notes for school construction purposes by M.S.A.D. #40 are as follows:

ARTICLE 2:

Yes	<u>49</u>
No	<u>18</u>
Void	<u>0</u>

DATED: March 29, 1989

Mary S. Sabins
Town Clerk
Town of Union

(Seal)

5241S

REFERENDUM ELECTION, MARCH 28, 1989

Tally Sheet Statement

(with instructions)

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We _____ and _____,
(Name) (Name)
election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted
_____ ballots in open meeting in _____ Ward _____ Precinct _____.
(Number in this lot) (Town, City or Plantation)

COUNT IN LOTS OF 50—(USE SQUARES BELOW TO TALLY COUNT—MARK BY FIVES AS FOLLOWS: + + + + .)

QUESTION NO. 1

"YES" Ballots					"NO" Ballots				
36					14				
13					4				
TOTAL Number of "YES" Ballots <u>49</u>					TOTAL Number of "NO" Ballots <u>18</u>				

67

Election Clerk Counting Ballots

Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)

(MODERATOR'S OATH)

State of Maine

.....Union....., Maine,

.....March 28....., 19...89

I,Linda McAllister....., do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

.....*Linda L. McAllister*.....
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

.....Union....., Maine,

.....March 28....., 1989

Subscribed and sworn to Linda McAllister

Before me,*Mary Sabins*.....
Town Clerk Title.



OFFICIAL RECEIPT FOR BALLOTS

S.A.D. #40 - REFERENDUM ELECTION

REFERENDUM ELECTION BALLOTS

We, hereby, certify that on March 28, 1989, we received from Mary Sabins, Town Clerk, two packages total of which said to contain 900 regular ballots for use at the S.A.D. #40 Referendum Election.

Signed: UNION ELECTION CLERKS.

Barbara M. Rick
Nicky L. Smith

Linda McAllister

191-14

Linda
McAllister

191-15

Linda McAllister

191-16

M.S.A.D. No. 40
COMPUTATION AND DECLARATION OF VOTES

The total number of votes cast in all of the municipalities within the District in the affirmative on Article 2 of the Warrant of the District Meeting Referendum held March 28, 1989 relating to the issuance of bonds or notes of the District for school construction purposes is 404, and the total number of votes cast in all of the municipalities in the District in the negative on said Article is 212, said votes being computed as follows:

	<u>AFFIRMATIVE</u>	<u>NEGATIVE</u>
Town of Friendship	<u>33</u>	<u>34</u>
Town of Union	<u>49</u>	<u>18</u>
Town of Warren	<u>40</u>	<u>16</u>
Town of Washington	<u>229</u>	<u>100</u>
Town of Waldoboro	<u>53</u>	<u>44</u>
TOTAL:	<u>404</u>	<u>212</u>

The Board of School Directors hereby declares that there were more votes cast in the affirmative than in the negative on said Article and finds that said Article has passed.

Dated:

May 1, 1989

Elizabeth Howler Barbara E. Pang
George Lewis Elaine Johnston Norma Jones
James Eaton Thomas O. Palmer Beverly Moody
David Littlefield Josephine Helmer Alfreda Cullen
Lester A. Dand Emily Boyce Mary M. Amstutz
Dore Wyllie

A majority of the Board of School Directors of M.S.A.D. No. 40

5237S

A true certified copy, Attest: Edward E. Gault
Secretary, M.S.A.D. #40



UNION EQUALIZATION CONTRACT

This contract made the 11th day of April, 1989 between the Town of Union (hereinafter called the Town) and A B C Assessors (Appraisals by Certified Assessors) (hereinafter called the Company).

1. The Company proposes to the Town to furnish services to make a complete appraisal for tax equalization purposes. The Town desires to contract for said services as follows:

The Company would prepare a property record card for each parcel in Town in a format mutually agreeable between the Company and the Town. The Town would provide the Company with accurate records to enable it to prepare this card as to present ownership, mailing address and location by map and lot on Town Tax Maps. The Town would also provide the Company with a complete set of updated Town Tax Maps in each of the two years of the contract. Further, the Town would supply the Company with a list of new ownerships as of each April 1 of 1990 and 1991.

The Company would measure and inspect the interior and exterior of all improved parcels in the Town and guarantee an entry rate of 95%. More than one effort would be made in this effort with one visit being at least one evening and/or Saturday. Anytime a property is visited and each time a property is visited when no adult is at home, a notice would be left at the residence to indicate the procedure to be followed to arrange for an interior inspection.

The Company would prepare land and building analysis based on current sales information and local construction costs within the Town. Based on this analysis and with the Town Assessors' approval, the Company would prepare an Assessment Manual for the Town. The manual will contain all schedules, standards and procedures used to value both land and buildings for all types of property within the Town.

The Company would price all land and buildings in the Town in accordance with the aforementioned Town approved schedules and review each parcel individually to finalize the proposed valuation figures.

The Town would supply the ^{Company} ~~Town~~ with an up to date property ownership set of labels as of April 1, 1991 (not necessarily on that date) which the Company would utilize to prepare and mail notices to Taxpayers (in a form approved by the Town Assessors) to be mailed to each Taxpayer stating their proposed new value.

The Company would hold hearings with Taxpayers to discuss their new valuation. Further, the Company would defend its valuations at any hearing of any local, County and/or State appeal body within a two-year period of the completion of the equalization completion.

In addition to the foregoing, the Company would acquire lists of all personal property taxable in the Town under Maine Statutes. The Company would value all of the personal property in accordance with state-wide acceptable standards. The Company would likewise equally notify personal property owners of their new values and afford them an opportunity to meet with the Company at hearings relative thereto. The foregoing paragraph relative to defense of values equally applies to the personal property valuations.

With regard to personal property the Company reserves the right, if it is available at the time, to value the personal property through the Trio System of personal property valuation, printing out the personal property valuations as well as the schedules used to value them for the Town to retain for future use.

At the time of final delivery of the equalization to the Town there will be permanently attached to each improved parcel a clear photo of the improvement. The Town will provide the photo.

At the time of final delivery the Company would provide the Town with a current Sales Ratio to defend the program. Further, the Company would return to the Town six months later to further test the program against then current sales.

The Company would at all times be meeting with the Town Assessors for their input and approval of the program and to keep them aware at all times of the specific progress of the program. The Company, with the approval of the Assessors would keep Town taxpayers continuously aware of the progress of the program. It is specifically understood that the Town Assessors will make all program decisions on all phases of the program.

2. All work to include public hearings on complaints shall be completed by July 1, 1991. The Company shall pay the Town 100 a day for each day of delay in completion of the contract, excepting any delay by the Company which could be considered an "Act of God" and completely beyond the control of the Company. At final delivery the Company, if the Town so wishes, would provide the Town with a microfilm of all property cards and personal property accounts in exact duplicate of the program as delivered. However, the Company will not guarantee that the microfilm can be delivered on the same date of July 1, 1991 as the equalization will be delivered.

3. The Town shall pay \$500 on the date the contract is signed and the Town shall pay the balance of the price in payments not more frequent than monthly based on the actual work performed in the period of billing and continuing until ninety (90) percent of the total price has been paid.

The Town shall make payment to the Company on the first Warrant prepared each month after receipt of the bill. The Town shall have the right to review with the Company a report of its progress (contained in the bill) each month. The ten (10) percent final balance shall be paid to the Company thirty (30) days after the Company has delivered all completed work and it is determined by the Town that the Company has fully complied with the Contract. Should the Assessors of the Town so choose, the review of the work may be referred to the State Bureau of Property Taxation and the results of the review requested in writing.

4. All records, computations, maps, cards, schedules, tables, reports, etc. of the Company with respect to any work of the Contract shall be come the property of the Town at the expiration of the Contract.

5. It is to be specifically understood in connection with the Company's promise of a percentage inspection of ninety-five (95) percent of all properties of the Town that upon the first visit the Company (if no adult is present) shall leave a message for the property owner indicating that they should contact the Town for an appointment for inspection. Additionally, sufficient evenings and Saturdays shall be devoted in an attempt at a second visit to list the property, again leaving a note if no adult is present. The final and third attempt shall be made by the Company during the review process. If the taxpayer refuses to allow the Company to enter and inspect the property, the Company shall so notify the Town and if entry thereupon is not provided, the Company shall deem this a complete inspection, as well as they will with those properties which are vacant and if again, notification does not result in inspection, the Company shall consider these properties as complete and part of the 95 percent completion required.

6. It is further specifically understood between the Town and the Company that this contract price was based on the reasonable use of the existing Town building sketches. If the Company should find that more than 25% of the improved parcels have to be remeasured that in addition to the Contract price the Town would pay, with full documentation of the improved parcels needing remeasuring, \$5 per improved parcel over the 25% that need to be remeasured.

7. It is further specifically understood between the Town and the Company that in view of the fact that this Contract is of a two year duration and that no person could accurately forecast the growth of the Town during that period of time that this Contract is based on an improved parcel count as provided to the Company by the Town of 820. Should this improved parcel count exceed this number in excess of ten (10) percent the Town shall be billed for the excess parcels, properly documented, at the rate of Twenty (20) dollars per additional parcel.

The Town of Union shall pay to the Company for its performance of the Contract the total sum of

THIRTY-FIVE THOUSAND (\$35,000) DOLLARS

in the method as more specifically set forth in item Three (3) of this Contract.

IN WITNESS WHEREOF the Town of Union has caused these presents to be signed by the Board of Assessors and the Company has caused the same to be signed by its President on the day and year first above written.

IN THE PRESENCE OF:

(as to all)

TOWN OF UNION

David Simmons
DAVID SIMMONS, Chairman
Board of Assessors

Anthony C. Taylor
Anthony Taylor, Assessor

Jo Anne Baldur

Scot A. Sabins
Scot Sabins, Assessor

IN THE PRESENCE OF:

A B C ASSESSORS

Jo Anne Baldur

Joan S. Janakie
President

INFORMATION ABOUT YOUR PROPERTY'S REVALUATION

ABC Assessors is in the process of actually inspecting all of the land and buildings within the town of Union as the first step in a tax equalization program. Each valuation will be based on the property's fair market value as of April 1, 1991.

ABC Assessors field agents will be wearing name tags identifying themselves when they approach your property. We will not inspect a property if there are no adults present. In addition, if there is a particular individual who would like to take us through your property, notify the field agent and we will leave a note so that an inspection may be arranged.

You may choose not to allow an inspection, but if this is done we will have to estimate the interior components and condition of your structure. This will usually result in an inaccurate valuation which cannot be appealed without an interior inspection.

During the inspection of your property, please bring to the attention of the field agent any items and information which you feel are important about your property and that would have an effect on its value.

Once the valuations are completed on all property, you will be notified of your new valuation. If there are any questions you will have an opportunity to make an appointment with ABC Assessors to discuss how your property was valued. It should be remembered that the assessed value alone does not increase your real estate taxes. Property assessment is the basis for equalizing each property owners share of the budget.

The Board of Assessors of Union have contracted with ABC Assessors to inspect and appraise all real estate in Union for revaluation purposes. This revaluation is being done in accordance with State Law which requires all communities to maintain an assessed value within a certain range of actual market values of the property in the town. Periodically, the state compares the sale price of property with that properties assessment to see what the overall difference is. When the percentage of assessed value falls below a certain amount specified by law then all properties must be re-examined in order to equalize the assessments.

If you own seasonal property in Union and are only there for a short period each year, please notify the assessors agent of when you will be there so that we can get a field agent there when you are.

TOWN OF UNION

Office of Selectmen, Assessors, Town Clerk, Tax Collector, and Treasurer

ASSESSORS AGENT CONTRACT

The Town of Union, herein called the "Town" and Richard B. Sawyer herein called the "Contractor" enter into a contract to retain Richard B. Sawyer as the Assessors Agent for the Town of Union for the period of March 15, 1989 to March 15, 1990.

The Town will pay the Contractor the sum of \$4,800.00 payable in ~~four~~ (4) installments, per the following schedule:
~~six~~ (6)

April 15, 1989	--	\$1,350.00
June 15, 1989	--	450.00
August 15, 1989	--	450.00
October 15, 1989	--	450.00
December 15, 1989	--	450.00
February 15, 1990	--	450.00

This contract shall be subject to the following terms:

1. The Contractor shall be responsible for all his personal expenses, including mileage, schools and conventions, professional membership dues and room and board expenses.
2. The Contractor will maintain all existing assessment records, including updates of yearly transfers, inspections and valuations of new and remodeled property.
3. The Contractor will be responsible for the preparation of all valuations for real and personal property.
4. The Contractor will be responsible for the commitment for the Tax Collector, on or before August 1, 1989 for the elected Assessors review and signing thereof.
5. The Contractor will be responsible for the updating of the personal property list to include a filing of all personal property, where located, and the valuation of each fixture, equipment, etc.
6. The Contractor agrees to make himself available through regular office hours, as much as possible, for taxpayer's questions, complaints, etc.
7. The Town agrees to provide assistance with the map changes, including redrafting of the mylars, to provide for printing of the valuation book, commitment and assessors workbook and tax bills.

TOWN OF UNION

Office of Selectmen, Assessors, Town Clerk, Tax Collector, and Treasurer

ASSESSORS AGENT CONTRACT

Page 2

8. The Town agrees to provide the necessary office supplies, subject to budgetary considerations.

The several parties, by affixing their signatures, do hereby agree to comply with the aforesaid terms of this contract.

Signed and dated at Union, Maine on April, 1989.

CONTRACTOR:

Richard B. Sawyer
RICHARD B. SAWYER

WITNESS TO ALL:

JoAnne P. Bolduc

SELECTMEN:

David M. Simmons
DAVID M. SIMMONS
CHAIRMAN

Anthony J. Taylor
ANTHONY J. TAYLOR

SCOT A. SABINS

Scot A. Sabins



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

April 20, 1989

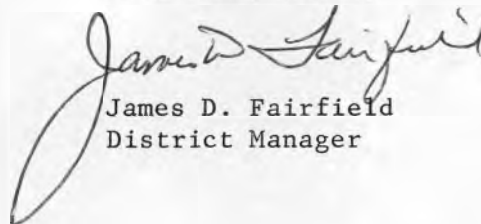
Louise D. Folsom
First Selectman
Town of Union
Town Office
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed are six Applications for a Pole Location Permit for the
Town of Union.

Please have the Municipal Officers sign all six original copies
and return the same to this office after the Town Clerk has completed
her section also. The second copies are for your records.

Very truly yours,



James D. Fairfield
District Manager

JDF/ml

Encs.

Town Copy

PROJECT 31-2046

APPLICATION FOR POLE LOCATION

TO THE _____
TOWN } OF Union MAINE

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the _____/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said _____/Town, as follows:

Starting at existing Central Maine Power Company Pole #11 on Pound Hill Road and extending in a northeasterly direction across the said Brackett Road on a line of one (1) pole, approximately two hundred twenty (220) feet, as now staked to proposed Central Maine Power Company Pole #801, then northerly one (1) pole along the Brackett Road to proposed Pole #802 as now staked and shown on sketch submitted with this application marked Project #31-2046, dated January 20, 1987.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days after the publication of this notice.

Public Notice of this Application has been
given by publishing the text of the same
in Not Published
on _____

CENTRAL MAINE POWER COMPANY
By James W. Fairchild
Rockland Maine
April 20 19 89

7/81

PROJECT 31-2046

SHEET _____ OF _____

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

STREET Brackett Rd.

DATE 1/20/87 BY R. Teele

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line Dept. at Rockland Tel 594-4431. Pole spans shown are approximate.

[illegible]

4503
2-68

POLE LOCATION PERMIT

PROJECT 31-2046
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated January 20, 1987 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the Union/Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #11 on Pound Hill Road and extending in a northeasterly direction across the said Brackett Road on a line of one (1) pole, approximately two hundred twenty (220) feet, as now staked to proposed Central Maine Power Company Pole #801, then northerly one (1) pole along the Brackett Road to proposed Pole #802 as now staked and shown on sketch submitted with this application marked Project #31-2046, dated January 20, 1987.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Daniel Simmons
Scott A. Sabins
Anthony C. Tapp

Municipal Officers

Union, Maine
4/26, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 194

Attest

Mary S. Sabins
Clerk

Town Copy

PROJECT 31-2046

APPLICATION FOR POLE LOCATION

TO THE _____
TOWN } OF Union MAINE

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the _____/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said _____/Town, as follows:

Starting at existing Central Maine Power Company Pole #5 on Carroll Road and extending in a southwesterly direction along the said Carroll Road on a line of five (5) poles, approximately one thousand three hundred eighty (1,380) feet, as now staked to proposed Central Maine Power Company Pole #10 as shown on sketch submitted with this application marked Project #31-2046, dated January 16, 1987.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice.~~

Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY
By Sam D. Fairfield
Rockland Maine
April 20 19 89

7/81

CENTRAL MAINE POWER COMPANY:

PROJECT 31-2046
SHEET 1 OF 1

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET Carroll Rd.
DATE 1/16/87 BY R. Teel

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line Dept. at Rockland Tel. 594-4431. Pole spans shown are approximate.

[illegible]

4503
2-68

POLE LOCATION PERMIT

PROJECT 31-2046
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated January 16, 1987 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the Union/Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #5 on Carroll Road and extending in a southwesterly direction along the said Carroll Road on a line of five (5) poles, approximately one thousand three hundred eighty (1,380) feet, as now staked to proposed Central Maine Power Company Pole #10 as shown on sketch submitted with this application marked Project #31-2046, dated January 16, 1987.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David L. Simon
Anthony P. Tafa
Scott P. Sabius

Municipal Officers

Union, Maine
4/26, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 194

Attest

Mary S. Sabius
Clerk

TOWN Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-2046

TO THE _____
TOWN } OF Union, MAINE

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the _____/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said _____/Town, as follows:

Starting at existing Central Maine Power Company Pole #2 on Shepard Hill Road and extending in a northeasterly direction along the said Pound Hill Road on a line of twelve (12) poles, approximately two thousand five hundred sixty-five (2,565) feet, as now staked to proposed Central Maine Power Company Pole #11S as shown on sketch submitted with this application marked Project #31-2046, dated January 19, 1987.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days after the publication of this notice.

Public Notice of this Application has been
given by publishing the text of the same
in Not Published
on _____

CENTRAL MAINE POWER COMPANY
By James D. Fairfield
Rockland, Maine
April 20, 19 89

7/81

PROJECT 31-2046
SHEET _____ OF _____

TOWN Union
STREET Pound Hill Rd.
DATE 1/19/87 BY R. Teel

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line Dept. at Rockland Tel. 594-4431. Pole spans shown are approximate.

[illegible]

194-9

4503
2-68

POLE LOCATION PERMIT

PROJECT 31-2046
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated January 19, 19 87 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the [REDACTED] / Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #2 on Shepard Hill Road and extending in a northeasterly direction along the said Pound Hill Road on a line of twelve (12) poles, approximately two thousand five hundred sixty-five (2,565) feet, as now staked to proposed Central Maine Power Company Pole #11S as shown on sketch submitted with this application marked Project #31-2046, dated January 19, 1987.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David Linnom
Anthony J. Taylor
Scott A. Sabins

Municipal Officers

Union, Maine
4/26, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 194

Attest

Mary S. Sabins
Clerk

Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-2046

TO THE [REDACTED]
[REDACTED] } OF Union MAINE
TOWN }
[REDACTED]

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the [REDACTED] Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said [REDACTED] Town, as follows:

Starting at existing Central Maine Power Company Pole #22 on Shepard Hill Road and extending in a northwesterly direction along the said Shepard Hill Road on a line of five (5) poles, approximately one thousand two hundred sixty (1,260) feet, as now staked to proposed Central Maine Power Company Pole #27 as shown on sketch submitted with this application marked Project #31-2046, dated January 19, 1987.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days after the publication of this notice.

Public Notice of this Application has been
given by publishing the text of the same
in Not Published
on

CENTRAL MAINE POWER COMPANY
By James D. [Signature]
Rockland, Maine
April 20, 19 89

CENTRAL MAINE POWER COMPANY

PROJECT 31-2046
SHEET _____ OF _____

SHEET _____ OF _____

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union

STREET Shepard Hill Rd.

DATE 1/19/87 BY R. Tee1

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line Dept. at Rockland Tel 594-4431. Pole spans shown are approximate.

[illegible]

4503
2-68

POLE LOCATION PERMIT

PROJECT 31-2046
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated January 19, 1987 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the Union /Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #22 on Shepard Hill Road and extending in a northwesterly direction along the said Shepard Hill Road on a line of five (5) poles, approximately one thousand two hundred sixty (1,260) feet, as now staked to proposed Central Maine Power Company Pole #27 as shown on sketch submitted with this application marked Project #31-2046, dated January 19, 1987.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David Simmons
Scott S. Sabins Municipal Officers

Union, Maine
4/21, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 194
Attest Mary S. Sabins
Clerk

4501
2-68

Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-2046

TO THE _____
TOWN } OF _____ Union _____ MAINE

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the _____/Town of _____ Union _____, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said _____/Town, as follows:

Starting at existing Central Maine Power Company Pole #62 on Augusta Road and extending in a northwesterly direction along the said Shepard Hill Road on a line of three (3) poles, approximately eight hundred twenty-nine (829) feet, as now staked to proposed Central Maine Power Company Pole #2½ as shown on sketch submitted with this application marked Project #31-2046, dated January 19, 1987.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the _____ Board of Selectmen _____ stating the cause of said objection within fourteen (14) days ~~after the publication of this notice.~~

Public Notice of this Application has been given by publishing the text of the same in _____ Not Published _____ on _____

CENTRAL MAINE POWER COMPANY

By James R. Sanford
_____ Rockland _____, Maine
April 20 _____ 19 89

4503
2-68

POLE LOCATION PERMIT

PROJECT 31-2046
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated January 19, 1987 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the Union Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #62 on Augusta Road and extending in a northwesterly direction along the said Shepard Hill Road on a line of three (3) poles, approximately eight hundred twenty-nine (829) feet, as now staked to proposed Central Maine Power Company Pole #2 $\frac{1}{2}$ as shown on sketch submitted with this application marked Project #31-2046, dated January 19, 1987.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David Simmons
Anthony J. [unclear]
Scot A. Sabins

Municipal Officers

Union, Maine
4/26, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 194

Attest

Mary S. Sabins
Clerk

Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-2046

TO THE _____
TOWN } OF Union, MAINE

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the _____/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said _____/Town, as follows:

Starting at existing Central Maine Power Company Pole #9 on Shepard Hill Road and extending in a northwesterly direction along the said Shepard Hill Road on a line of one (1) pole, approximately two hundred thirty-six (236) feet, as now staked to proposed Central Maine Power Company Pole #9½ as shown on sketch submitted with this application marked Project #31-2046, dated January 19, 1987.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice~~.

Public Notice of this Application has been given by publishing the text of the same in Not published on _____

CENTRAL MAINE POWER COMPANY
By James P. [Signature]
Rockland Maine
April 20 19 89

7/81

PROJECT 31-2046

SHEET _____ OF _____

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

STREET Shepard Hill Rd.

DATE 1/19/87 BY R. Teel

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line Dept. Rockland Tel 594-4431. Pole spans shown are approximate.

[illegible]

194-18

4503
2-68

POLE LOCATION PERMIT

PROJECT 31-2046
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated January 19, 1987 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the Union/Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #9 on Shepard Hill Road and extending in a northwesterly direction along the said Shepard Hill Road on a line of one (1) pole, approximately two hundred thirty-six (236) feet, as now staked to proposed Central Maine Power Company Pole #9½ as shown on sketch submitted with this application marked Project #31-2046, dated January 19, 1987.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David L. Simon
Scott A. Sabins
Anthony E. Taylor

Municipal Officers

Union, Maine
4/26, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 194

Attest

Mary S. Sabins
Clerk



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

April 20, 1989

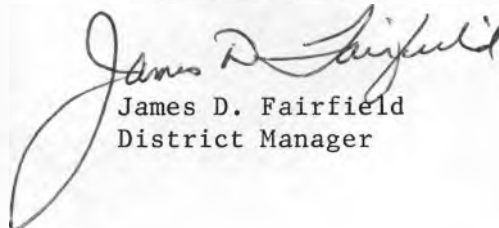
Louise D. Folsom
First Selectman
Town of Union
Town Office
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed herewith is an Application for a Pole Location Permit for the Town of Union.

Please have the Municipal Officers sign the original copy and return the same to this office after the Town Clerk has completed her section also. The second copy is for your records.

Very truly yours,


James D. Fairfield
District Manager

JDF/ml

Encs.

Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-4

TO THE _____

TOWN } OF Union MAINE

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the _____/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said _____/Town, as follows:

Starting at existing Central Maine Power Company Pole #10 on Carroll Road and extending in a southerly direction along the said Carroll Road on a line of four (4) poles, approximately one thousand fifteen (1,015) feet, as now staked to proposed Central Maine Power Company Pole #14 as shown on sketch submitted with this application marked Project #31-4, dated January 16, 1987.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice~~.

Public Notice of this Application has been
given by publishing the text of the same
in Not published
on _____

CENTRAL MAINE POWER COMPANY
By James D. Fayfield
Rockland Maine
April 20 1989

7/81

CENTRAL MAINE POWER COMPANY

PROJECT 31-4
SHEET 1 OF 1

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET Carroll Rd.
DATE 1/16/87 BY R. Teele

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line Dept. at Rockland Tel. 594-4431. Pole spans shown are approximate.


[illegible]

194.22

4503
2-68

POLE LOCATION PERMIT

PROJECT 31-4
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated January 16, 1987 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the  Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #10 on Carroll Road and extending in a southerly direction along the said Carroll Road on a line of four (4) poles, approximately one thousand fifteen (1,015) feet, as now staked to proposed Central Maine Power Company Pole #14 as shown on sketch submitted with this application marked Project #31-4, dated January 16, 1987.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David L. Sumner
Anthony J. Taylor
Scott A. Sabins

Municipal Officers

Union, Maine
4/26, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 194

Attest

Mary S. Sabins
Clerk



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

May 3, 1989

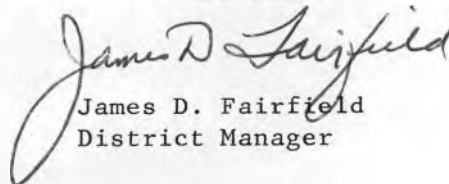
Board of Selectmen
Town of Union
Town Office
P. O. Box 221
Union, ME. 04862

Gentlemen:

Enclosed herewith is an Application for a Pole Location Permit
for the Town of Union.

Please sign the original copy and return the same to this office
after the Town Clerk has completed her section also. The second copy
is for your records.

Very truly yours,


James D. Fairfield
District Manager

JDF/ml

Encs.



TOWN COPY
APPLICATION FOR POLE LOCATIONPROJECT 31-1

TO THE

TOWN

OF

Union

MAINE

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the City/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town, as follows:

Starting at existing Central Maine Power Company Pole #017 on East Appleton Road and extending in an easterly direction across the said East Appleton Road on a line of one (1) pole, approximately thirty-four (34) feet, as now staked to proposed Central Maine Power Company Pole #017S as shown on sketch submitted with this application marked Project #31-1, dated April 25, 1989.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice~~.

Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY

By *James R. Fairfield*Rockland

Maine

May 3

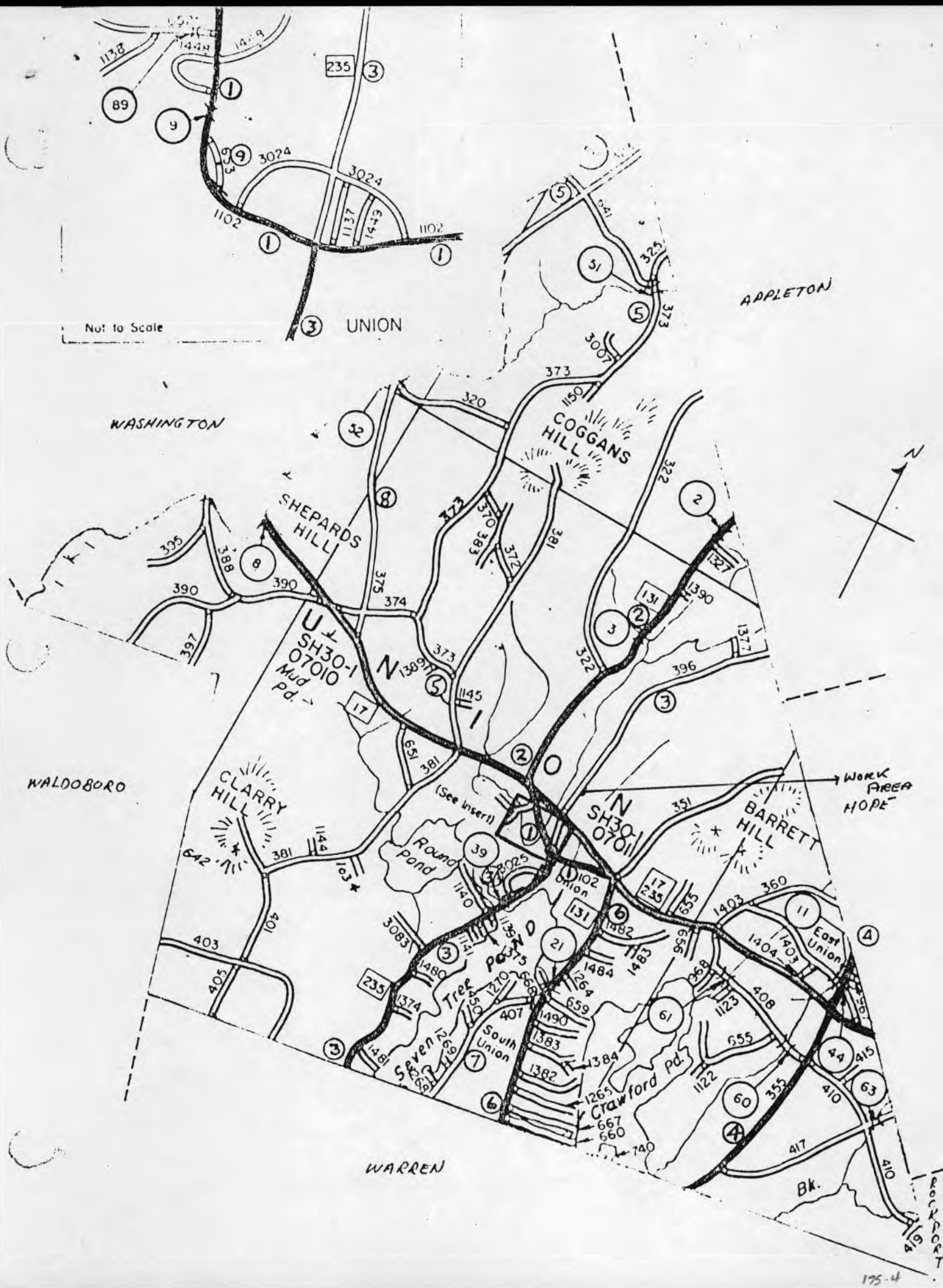
1989

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET EAST ACTON RD.
DATE 4/25/89 BY B. Kumpf

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line at Rockland Tel. 594-5304. Pole spans shown are approximate.

[illegible]



4503
2-68

POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated April 25, 1989 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the City/Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #017 on East Appleton Road and extending in an easterly direction across the said East Appleton Road on a line of one (1) pole, approximately thirty-four (34) feet, as now staked to proposed Central Maine Power Company Pole #017S as shown on sketch submitted with this application marked Project #31-1, dated April 25, 1989.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David Simpson
Christopher Taylor
Scott A. Sabins

Municipal Officers

Union, Maine
May 10, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 195

Attest Mary S. Sabins
Clerk

WARRANT FOR SCHOOL ADMINISTRATIVE DISTRICT NO. 40
DISTRICT REFERENDUM

To Andrea Doyle, a resident of School Administrative District No. 40, comprised of the towns of Friendship, Union, Waldoboro, Warren and Washington, in the counties of Lincoln and Knox in the State of Maine.

In the name of the State of Maine, you are hereby ordered to serve upon the municipal clerks of each of the municipalities within said School Administrative District No. 40, namely, the Towns of Friendship, Union, Waldoboro, Warren, and Washington, an attested copy of this warrant. Service shall be in hand and within three (3) days of the date of this warrant. The municipal clerks of the above municipalities shall immediately notify the respective municipal officers, who shall post the following warrant:

REFERENDUM - M.S.A.D. #40 1989-90 Budget

Knox County Town of Union, State of Maine
To Peter Soule, a constable in the Town of Union
in County of Knox.

Greetings: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union qualified by law to vote in town affairs, to assemble at New Municipal Bldg in said Town, on the 13th day of June, 1989, at 10 A.M. o'clock in the morning, to act on the following Articles, to wit:

- ARTICLE 1: To choose a moderator to preside at said meeting.
- ARTICLE 2: To see what sum the District will appropriate from the foundation allocation for school purposes (School Directors recommend \$7,707,904.) and to see what sum the District will raise as the local share of the Foundation allocation (School Directors recommend \$ 2,794,886.).
- ARTICLE 3: To see what sum the District will appropriate from the debt service allocation (School Directors recommend \$ 619,028.) and to see what sum the District will raise as the local share of debt service (School Directors recommend \$ 177,275.).
- ARTICLE 4: To see what sum the District will raise in additional local funds under the provisions of 20-A MRSA 15614. (School Directors recommend \$ 422,909.).
- ARTICLE 5: To see what sum the District will authorize the School Board to expend for the fiscal year beginning July 1, 1989, and ending June 30, 1990, from unexpended balances, tuition receipts and other receipts for the support of schools. (School Directors recommend \$ 276,871.).
- ARTICLE 6: To see what sum the District will appropriate for adult education (School Directors recommend \$22,000.), and to see what sum the District will raise as the local share (School Directors recommend \$15,000.).
- ARTICLE 7: "Shall the regional vocational budget for REGIONAL DAY PROGRAMS, as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1989 through June 30, 1990 be approved in the amount of \$ 1,170,247.?"
- ARTICLE 8: "Shall the regional vocational budget for ADULT VOCATIONAL PROGRAMS as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1989 through June 30, 1990 be approved in the amount of \$18,000?"

As required by law, voting on Articles 2 through 8 will be in conformity with Sections 2061 and 2065 of Title 30 of the Maine Revised Statutes, as amended, which is the Australian or secret ballot law, so-called, and voting will be by printed ballot. The polls will be opened immediately after the election of a moderator and will remain open until 8:00 o'clock in the evening on said 13 day of June, 1989.

There shall be a Public Hearing for the purpose of discussing the above stated Articles, at Medomak Valley High School on the 7th day of June, 1989, at 7:00 P.M. o'clock in the evening. A subsequent opportunity for discussion of the budget will be held again at New Union School, on the 8th day of June 1989, at 7:00 P.M. o'clock in the evening.

Given under our hand this 30th day of May, 1989.

<u>Emily Buford</u>	<u>George Seaver</u>
<u>Elegance Woods</u>	<u>David Wilbur</u>
<u>Thomas N. Palmer</u>	<u>Beverly Moody</u>
<u>Myra Amstutz</u>	<u>Barbara Tang</u>
<u>Louise E. Albright</u>	<u>Ernie L. Johnson</u>
<u>Norma L. Jones</u>	<u>Shirley Cully</u>
<u>James Enton</u>	

Board of Directors of Maine School Administrative District No. 40

A true copy of the Warrant, attest: Andrew Doyle
Resident of Maine School Administrative
District No. 40

Countersigned this 31st day of May, 1989 at Union, Maine.

<u>David Simmons</u>	
Selectman David Simmons	Selectman
<u>Anthony C. Taylor</u>	
Selectman Anthony C. Taylor	Selectman
<u>Scot A. Sabins</u>	
Selectman Scot A. Sabins	

Selectmen, Town of Union

A true copy of the Warrant, attest: Peter B. Saul
Constable of Union

Proposed School Budget summary of recommendations by the Directors of School Administrative District No. 40 for the fiscal year July 1, 1989 to June 30, 1990.

(Complete budget details are available in the Annual Report available to all residents of the District).

<u>Revenues</u>		<u>Expenditures</u>	
<u>Foundation Allocation</u>		Board of Directors.....	\$ 13,410
State Share (63.74)	\$ 4,913,018	Office of the Superintendent.....	264,320
Local Share (36.26)	2,794,886	Office of the Principal.....	493,786
	<hr/>	Elementary Instruction.....	3,068,094
	\$ 7,707,904	Secondary Instruction.....	1,732,078
<u>Debt Service</u>		Special Education.....	621,735
State Share (71.36)	\$ 441,753	Region 8 Vocational Center.....	296,549
Local Share (28.64)	177,275	Extra-Curricular Elementary.....	35,787
	<hr/>	Extra-Curricular (Secondary).....	102,681
	\$ 619,028	Adult Education	22,000
<u>Other Addition Funds</u>	\$ 422,909	Attendance.....	1,000
<u>Other Receipts</u>	\$ 276,871	Health Service.....	67,169
		Operation and Plant Maintenance.....	1,029,404
		Student Transportation.....	661,171
<u>Adult Education</u>	\$ 15,000	Debt Service	619,028
		Contingency.....	10,000
		Fiscal Service.....	3,500
TOTAL REVENUES	\$ 9,041,712	TOTAL EXPENSES.....	\$ 9,041,712

RETURN OF THE WARRANT

Knox County

State of Maine

To: The Directors of School Administrative District No. 40.

May 30, 1989. Pursuant to the within Warrant, to me, directed, I have served in hand upon the municipal clerk of the Town of Union, an attested copy of this Warrant directing the municipal officers of said Town to call a town meeting at said time and place and for the purposes therein stated.

Andrea Doyle

To: The Municipal Officers of the Town of Union

June 1st, 1989. Pursuant to the within Warrant, directed to me, I have notified and warned the voters of the Town of Union to assemble at said times and places for the purposes therein named, by posting an attested copy of said Warrant, at New Municipal Building;

Mic Mac Market, Gordens Market, Camden National Bank.
in said Town, being public and conspicuous places in said Town, on the
1st day of June.

Peter B. Soule
Peter B. Soule

SPECIMEN BALLOT

STATE of MAINE

Article to be Voted for in the M.S.A.D. #40 District Referendum for the Town of Union, June 13, 1989

Vote "YES" or "NO" by making a cross (x) or a check mark (✓) in the square of your choice at the left of each article. A "YES" vote indicates acceptance of the funding recommendation. A "NO" vote indicates rejection of the funding recommendation.

ARTICLE 2: Foundation Allocation Grant

YES	NO	To see what sum the District will appropriate from the Foundation Allocation for school purposes (School Directors recommend \$7,707,904), and to see what sum the District will raise as the local share of the Foundation Allocation (School Directors recommend \$2,794,886).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE 3: Debt Service

YES	NO	To see what sum the district will appropriate from the Debt Service Allocation (School Directors recommend \$619,028), and to see what sum the District will raise as the local share of Debt Service (School Directors recommend \$177,275).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE 4: Additional Local Funds

YES	NO	To see what sum the District will raise in Additional Local Funds under the provisions of 20-A MSRA 15614 (School Directors recommend \$422,909).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE 5: Other Revenues Anticipated

YES	NO	To see what sum the District will authorize the School Board to expend for the fiscal year beginning July 1, 1989, and ending June 30, 1990, from unexpended balances, tuition receipts and other receipts for the support of schools (School Directors recommend \$276,871).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE 6: Adult Education

YES	NO	To see what sum the District will appropriate for Adult Education (School Directors recommend \$22,000), and to see what sum the District will raise as the local share (School Directors recommend \$15,000).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE 7: Vocational Education Regional Day Programs

YES	NO	"Shall the Regional Vocational Budget for Regional Day Programs, as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1989 through June 30, 1990, be approved in the amount of \$1,170,247?"
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE 8: Adult Vocational Educational Regional Programs

YES	NO	"Shall the Regional Vocational Budget for Adult Vocational Education Programs as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1989 through June 30, 1990 be approved in the amount of \$18,000?"
<input type="checkbox"/>	<input type="checkbox"/>	

Penalty for willfully defacing, tearing down, removing or destroying a specimen ballot
FIVE TO ONE HUNDRED DOLLAR FINE

SPECIMEN BALLOT

STATE of MAINE

Article to be Voted for in the M.S.A.D. #40 District Referendum for the Town of Union, June 13, 1989

Vote "YES" or "NO" by making a cross (x) or a check mark (✓) in the square of your choice at the left of each article. A "YES" vote indicates acceptance of the funding recommendation. A "NO" vote indicates rejection of the funding recommendation.

ARTICLE 2: Foundation Allocation Grant

YES	NO	To see what sum the District will appropriate from the Foundation Allocation for school purposes (School Directors recommend \$7,707,904), and to see what sum the District will raise as the local share of the Foundation Allocation (School Directors recommend \$2,794,886).
<input type="checkbox"/>	<input type="checkbox"/>	
59	15	

ARTICLE 3: Debt Service

YES	NO	To see what sum the district will appropriate from the Debt Service Allocation (School Directors recommend \$619,028), and to see what sum the District will raise as the local share of Debt Service (School Directors recommend \$177,275).
<input type="checkbox"/>	<input type="checkbox"/>	
60	14	

ARTICLE 4: Additional Local Funds

YES	NO	To see what sum the District will raise in Additional Local Funds under the provisions of 20-A MSRA 15614 (School Directors recommend \$422,909).
<input type="checkbox"/>	<input type="checkbox"/>	
54	19	

ARTICLE 5: Other Revenues Anticipated

YES	NO	To see what sum the District will authorize the School Board to expend for the fiscal year beginning July 1, 1989, and ending June 30, 1990, from unexpended balances, tuition receipts and other receipts for the support of schools (School Directors recommend \$276,871).
<input type="checkbox"/>	<input type="checkbox"/>	
58	15	

ARTICLE 6: Adult Education

YES	NO	To see what sum the District will appropriate for Adult Education (School Directors recommend \$22,000), and to see what sum the District will raise as the local share (School Directors recommend \$15,000).
<input type="checkbox"/>	<input type="checkbox"/>	
59	14	

ARTICLE 7: Vocational Education Regional Day Programs

YES	NO	"Shall the Regional Vocational Budget for Regional Day Programs, as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1989 through June 30, 1990, be approved in the amount of \$1,170,247?"
<input type="checkbox"/>	<input type="checkbox"/>	
55	18	

ARTICLE 8: Adult Vocational Educational Regional Programs

YES	NO	"Shall the Regional Vocational Budget for Adult Vocational Education Programs as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1989 through June 30, 1990 be approved in the amount of \$18,000?"
<input type="checkbox"/>	<input type="checkbox"/>	
57	16	

A true copy.

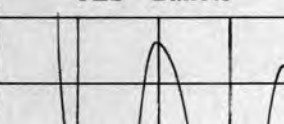
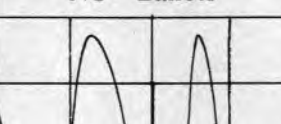
Attest: Mary S. Sabins
Mary S. Sabins, Town Clerk

Tally Sheet
74 Ballots cast

We _____ and _____,
(Name) (Name)
election officials duly sworn, do declare that, in accordance with 21 MRSA §924, we have sorted and counted
_____ ballots in open meeting in _____
(Number in this lot) (Municipality)
Ward _____ Precinct _____

COUNT IN LOTS OF 100—USE SQUARES BELOW TO TALLY COUNT—MARK BY FIVES AS FOLLOWS: 

BOND ISSUE
QUESTION NO. 2

"YES" Ballots				"NO" Ballots			
							
TOTAL Number of "YES" Ballots _____				TOTAL Number of "NO" Ballots _____			

"YES" Ballots				"NO" Ballots			
39	20			11	4		
TOTAL Number of "YES" Ballots <u>59</u>				TOTAL Number of "NO" Ballots <u>15</u>			

BOND ISSUE
QUESTION NO. 4

"YES" Ballots				"NO" Ballots			
40	20			10	4		
TOTAL Number of "YES" Ballots <u>60</u>				TOTAL Number of "NO" Ballots <u>14</u>			

"YES" Ballots				"NO" Ballots			
35	19			15	4		
TOTAL Number of "YES" Ballots <u>54</u>				TOTAL Number of "NO" Ballots <u>19</u>			

QUESTION NO. 6

"YES" Ballots				"NO" Ballots			
40	18			10	5		
TOTAL Number of "YES" Ballots <u>58</u>				TOTAL Number of "NO" Ballots <u>15</u>			

"YES" Ballots				"NO" Ballots			
40	19			10	4		
TOTAL Number of "YES" Ballots <u>59</u>				TOTAL Number of "NO" Ballots <u>14</u>			

QUESTION NO. 8

"YES" Ballots				"NO" Ballots			
36	19			14	4		
TOTAL Number of "YES" Ballots <u>55</u>				TOTAL Number of "NO" Ballots <u>18</u>			

"YES" Ballots				"NO" Ballots			
39	18			11	5		
TOTAL Number of "YES" Ballots <u>57</u>				TOTAL Number of "NO" Ballots <u>16</u>			

Election Clerk Counting Ballots

Mary S. Sabino

Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS) *warden*

(MODERATOR'S OATH)

State of Maine

.....Union....., Maine,

.....June 13....., 1989

I, Linda L. McAllister....., do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

Linda L. McAllister.....
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

.....Union....., Maine,

.....June 13....., 1989

Subscribed and sworn to Linda L. McAllister

Before me, Mary Sabino.....
Town Clerk Title.

OFFICIAL RECEIPT FOR BALLOTS

S.A.D. #40 - REFERENDUM ELECTION

REFERENDUM ELECTION BALLOTS

We, hereby, certify that on June 13, 1989, we received from Mary Sabins, Town Clerk, ^{Three}~~two~~ packages total of which said to contain 900 regular ballots for use at the S.A.D. #40 Referendum Election.

Signed: UNION ELECTION CLERKS.

Maria B. Aka
Walter L. Smith

Linda
McAllister

196-10

Linda M.

196-11

LINDA
McALLISTER

196-12

TOWN OF UNION

Office of Selectmen, Assessors, Town Clerk, Tax Collector, and Treasurer

SNOW PLOWING CONTRACT

The Inhabitants of the Town of Union, by their Selectmen, duly authorized in accordance with the vote of the Inhabitants of said Town of Union at an Annual Town Meeting held March 13, 1989, hereby enter into the following contract with FRANK LEIGHER, R.F.D. #1 BOX 1695, LIBERTY, MAINE 04949, for snow removal from highways and roads herein described and designated, in the said Town of Union for THREE SEASONS, commencing November 1, 1989 and ending May 1, 1992 under the following terms:

Said FRANK LEIGHER agrees to remove snow from all town roads in the Northern and Western portion of the Town of Union consisting of 27.80 miles to wit: (with the following exceptions:)

- (a.) .89 miles of northern portion of Overlock Hill Road. (Not plowed)
- (b.) All old Stone Road, leading from Roland Miller residence. (Not plowed)

Note: Above total miles include the following additions from 1985 - 1988 contract:

- .55 miles on Barrett Hill Road as far as Randal Clark residence.
- .25 miles from former Leon Ross residence to Jeff Nims residence.
- .25 miles on Robbins Road to the Grace Jewett residence. (Clarry Hill)
- .50 miles of the Upham Road.

Such snow removal is to be in accordance with the Snow Removal Law and that this work is to be done to the satisfaction of the State Highway Commissioner, whose judgement thereon, shall be final.

Said FRANK LEIGHER agrees to furnish adequate or satisfactory motor-driven equipment for plowing these roads, consisting of:

- 1984 FORD 4x4 with PLOW & WING
- 1970 GMC C65 with PLOW & WING
- 1985 GMC 4x4 with PLOW & WING
- 1977 GMC C65 with PLOW & DOUBLE WING

TOWN of UNION -- SNOW PLOWING CONTRACT
Page Two (2) of Two

Said FRANK LEIGHER further agrees to start the above mentioned equipment at any time when the snow has accumulated either from actual snow-fall or drifting caused by winds, to a depth of two inches, and operate same continuously until all the above-mentioned roadways are properly cleared of snow.

It is also agreed that non-performance in regards to the terms of this contract will give the Town of Union, represented by the Board of Selectmen, the right to withhold all payments to the above contractor, FRANK LEIGHER, until the terms of the contract are met with satisfaction by the Board of Selectmen.

In consideration of faithful performance of this work as set forth above, the Town of Union agrees to pay the said FRANK LEIGHER the sum of \$650.00 per miles per annum of road from which the snow is removed in accordance with the above terms. Said mileage to be determined by the Town of Union and a Representative of the State Highway Commission.

This contract carries the option of a one (1) year renewal, if agreeable with the contractor named above and the Selectmen of the Town of Union.

This contract is for THREE YEARS (3), under the terms of the contract dated 1989 - 1992. Under this contract the Town of Union agrees to supply cutting edges to the above contractor.

It is further agreed that payments to the Party of the Second Part shall be as follows:

20% of the Contract price on or before each of the following dates:

- | | | | | |
|----------------------|---|-------------------|---|-------------------|
| a. December 10, 1989 | / | December 10, 1990 | / | December 10, 1991 |
| b. January 10, 1990 | / | January 10, 1991 | / | January 10, 1992 |
| c. February 10, 1990 | / | February 10, 1991 | / | February 10, 1992 |
| d. March 10, 1990 | / | March 10, 1991 | / | March 10, 1992 |
| e. April 10, 1990 | / | April 10, 1991 | / | April 10, 1992 |

In witness thereof, the Parties of this agreement have executed the same in duplicate on the 25th day of JULY, 1989, and hereunto set their hands and seals.

Witness:

Jo Anne Bolden

Selectmen:

David M. Simmons
David M. Simmons, Chairman
Anthony D. Taylor
Anthony D. Taylor

Scot A. Sabins

Witness:

Jo Anne Bolden

Contractor:

Frank Leigher

July 11, 1989

I Frank Leigher agree to plow the north and west portions of the town of Union for 650.00 per mile. The town will furnish the cutting edges and will put up all necessary snow fences. for a 3 year period with the option for a 1 year renewal.

Frank Leigher



Tom Sawyer Inc.

358 Emerson Mill Road
Hampden, Maine 04444
Tel. (207)862-4200

Factory Authorized
Equipment Sales and Service

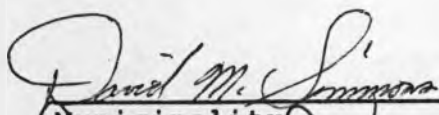
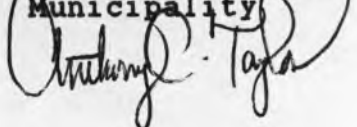


Offering the best investments in solid waste handling equipment - a complete line of collection vehicles, roll offs, compactors, balers, transfer stations and containers.

LETTER OF INTENT

Tom Sawyer, Inc. hereby expresses its intent to negotiate and execute a contract for the benefit of the Town of Union to enable it to utilize the Penobscot Energy Recovery Company (PERC), a resource recovery facility located in Orrington, Maine. The Town of Union hereby expresses intent to make available to Tom Sawyer, Inc. its "Acceptable Waste" as defined by PERC for disposal at the PERC facility, or such other facility as may be appropriate in the circumstances. Such agreement shall be in form and content acceptable to Tom Sawyer, Inc. and the Town of Union, and contain a contemplated term of ten years subject to contingencies as may be set forth in the agreement with PERC.

DATED: 25 July 1989


Municipality


Tom Sawyer, Inc.



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

July 27, 1989

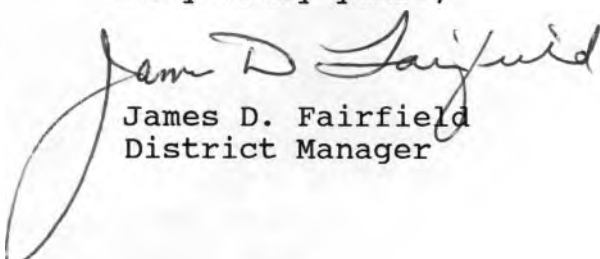
Louise D. Folsom
First Selectman
Town of Union
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed herewith is an Application for a Pole
Location Permit for the Town of Union.

Please have the Municipal Officers sign the original
copy and return the same to this office after the Town
Clerk has completed her section also. The second copy is
for your records.

Very truly yours,


James D. Fairfield
District Manager

JDF/ml
Encs.
W/O #31-2821



Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-2821

TO THE _____
TOWN } OF Union MAINE

Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the City/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town, as follows:

Starting at existing Central Maine Power Company Pole #505 on No. Union Road and extending in a northeasterly direction along the said No. Union Road on a line of one (1) pole, approximately two hundred eighty (280) feet, as now staked to proposed Central Maine Power Company Pole #506 as shown on sketch submitted with this application marked Project #31-2821, dated July 18, 1989.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice~~.



Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY

By James D. Stoughton
Rockland Maine
July 27 19 89

4503
2-68

POLE LOCATION PERMIT

PROJECT 31-2821
SHC _____

UPON THE APPLICATION of Central Maine Power Company dated July 18, 1989 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company, its successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the City/Town of Union, approximately located as follows:

Starting at existing Central Maine Power Company Pole #505 on No. Union Road and extending in a northeasterly direction along the said No. Union Road on a line of one (1) pole, approximately two hundred eighty (280) feet, as now staked to proposed Central Maine Power Company Pole #506 as shown on sketch submitted with this application marked Project #31-2821, dated July 18, 1989.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David L. Loring
Anthony D. Taylor
Sgt. A. Sabius

Municipal Officers

Union, Maine
8/10, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 199

Attest

Mary S. Sabius
Clerk

TOWN OF UNION
WARRANT
SPECIAL TOWN MEETING

AUGUST 28, 1989 - MONDAY 7:00 P.M. NEW MUNICIPAL BUILDING
TO: Peter Soule , Resident of the Town of Union, in the County of KNOX.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County, qualified by law to vote in Town affairs, to meet at the NEW MUNICIPAL BUILDING, in said Town on MONDAY, the TWENTY-EIGHTH day of AUGUST, A.D., 1989, at 7:00 p.m. in the evening, then and there to act on ARTICLES numbered 1 to 10. All of said articles being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

ARTICLE 2. To see if the Town will vote to take \$1,000.00 from surplus for the Fire Department Operating Account, or act thereon.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 3. To see if the Town will vote to authorize the Selectmen to enter into a contract with the State Office of Comprehensive Planning to accept Planning Grant in the amount of \$14,558.00; to appropriate the grant for the purposes provided for in the contract, and to transfer and appropriate \$1,300.00 from the Planning Board Reserve Account as the Town's local matching share of the project costs to also be expended for the purposes provided for in the contract, or act thereon.

ARTICLE 4. To see if the Town will vote to authorize the Selectmen to contract with a private contractor for sanding of Town roads for 1989-90 winter season, and to take a sum of money from the Public Works Dept. Operating Account not to exceed \$18,000.00 for said purpose, or act thereon.

ARTICLE 5. To see if the Town will vote to authorize the Selectmen to take \$18,111.96 from the Highway Reserve Account as part of the purchase price of a new dump truck and new hopper sander for the Public Works Dept., or act thereon.

ARTICLE 6. To see if the Town will vote to give the Selectmen the authorization to either take from surplus or borrow \$22,500.00 on such terms or conditions as deemed advisable as part of the purchase price of a new dump truck and new hopper sander for the Public Works Dept., or act thereon.

ARTICLE 7. To see if the Town will vote to authorize the Selectmen to take \$7,600.00 from the Highway Equipment Reserve Account for the purchase of a new hopper sander, or act thereon.

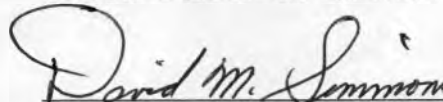
BUDGET COMMITTEE RECOMMENDS \$6,000.00

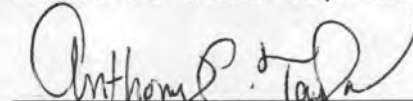
- ARTICLE 8. To see if the Town will vote to authorize the Selectmen to sell the old dump truck and apply the proceeds to the Highway Reserve Account, or act thereon.
- ARTICLE 9. To see if the Town will vote to authorize the Selectmen to sell the old road sander and apply the proceeds to the Highway Reserve Account, or act thereon.
- ARTICLE 10 To see if the Town will vote to Raise and Appropriate the sum of \$24,000.00 for the operation of the Sanitary Landfill for the remainder of 1989, or act thereon.

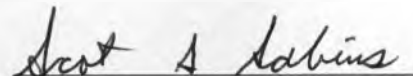
BUDGET COMMITTEE RECOMMENDS

GIVEN UNDER OUR HANDS THIS Eighteenth DAY OF AUGUST, A.D., 1989.

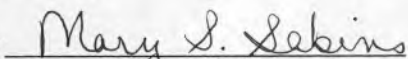
UNION BOARD OF SELECTMEN:


David M. Simmons, Chairman


Anthony C. Taylor


Scot A. Sabins

A TRUE COPY.

ATTEST: 
Mary S. Sabins
Town Clerk

RESIDENT'S RETURN

KNOX
MAINE, ss.

By virtue of the within Warrant to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this Warrant at the Selectmen's Office; at Gordon's Market, Union Common; and at Mic Mac Market, Route #17; on the Nineteenth day of August, A.D., 1989, the same being at least seven days prior to the within named meeting.

ATTEST:

Peter B. Soule
Peter B. Soule, Resident

TOWN OF UNION
SPECIAL TOWN MEETING
MINUTES

AUGUST 28, 1989

At 7:15 P.M., the Special Town Meeting was called to order by Mary Sabins, Town Clerk. The warrant was read and the voters proceeded to act on the articles as follows:

- ARTICLE 1. Ronald Hawes was nominated and elected by ballot to the position of Moderator to preside at said meeting. He was duly sworn into office by the Town Clerk.
- ARTICLE 2. An article to see if the Town will vote to take \$1,000.00 from surplus for the Fire Department Operating Account. A motion was quickly made and seconded to pass the article as written. By a show of hands vote, the article passed with no opposition.
- ARTICLE 3. An article to authorize the Selectmen to accept a Planning Grant from the State for completion of a Comprehensive Plan. After brief explanation from Planning Board Chairperson Lynn Allen that this article was basically a formality acquiring voter approval for accepting the grant, the article was then passed quickly by a show of hands vote.
- ARTICLE 4. An article to see if the Town will authorize the Selectmen to contract with a private contractor for sanding of Town roads for 1989-90 winter season. An explanation by Selectmen revealed that a sanding contract had been put out to bid and that the two bids received nearly equalled the amount requested by the Selectmen for a new Town dump truck. If the Town were to buy it's own truck, it would eliminate the need to lay-off the Road Commissioner and his helper for the winter. After lengthy discussion, a motion was made and seconded to pass over this article. The motion passed with one opposing.
- ARTICLE 5. An article to authorize the Selectmen to take \$18,111.96 from the Highway Reserve Account as part of the purchase price of a new dump truck and new hopper sander. Selectman Sabins offered information regarding the specifications that were sent out to bid for the new dump truck. This information was passed amongst voters with truck purchasing experience and it was generally felt that the specifications would meet the Town's needs. Other voters questioned why not purchase a used truck, but it was further explained that a used truck is just not dependable enough. After lengthy discussion, a motion was duly made and seconded to pass the article as written. None opposed.

- ARTICLE 6. An article to see if the Town will vote to give the Selectmen the authorization to either take from surplus or borrow \$22,500.00 as part of the purchase price of a new dump truck and sander. One voter questioned whether the Selectmen were planning to take from surplus or borrow the \$22,500.00. Selectmen stated they were planning to borrow the money. After this one question, it was quickly moved and seconded to accept the article as written. The motion passed with no opposition.
- ARTICLE 7. An article to see if the Town will vote to authorize the Selectmen to take \$7,600.00 from the Highway Equipment Reserve Account for the purchase of a new hopper sander. After an explanation and in light of the fact that Article 5 and Article 6 had passed which had included a new hopper sander, it was moved and seconded to pass over this article.
- ARTICLE 8. An article to authorize the Selectmen to sell the old dump truck and apply the proceeds to the Highway Reserve Account. A motion was made and seconded to allow the Selectmen to sell the old dump truck by bid. This motion passed with no opposition.
- ARTICLE 9. An article to authorize the Selectmen to sell the old road sander and apply the proceeds to the Highway Reserve Account. Voters questioned whether the truck and sander would be sold as a package deal or separately. Selectmen stated they would sell the truck and sander as a package deal if at all possible in hopes that it would sell quicker. After this explanation, a motion was duly made and seconded to pass the article as written. None opposed.
- ARTICLE 10. An article to see if the Town will vote to Raise and Appropriate the sum of \$24,000.00 for the operation of the Sanitary Landfill. Selectmen explained that, due to the change in Landfill attendant and the rising cost of covering the dump, the amount appropriated for the Landfill in March is not sufficient to cover the entire year. A motion was then made and seconded to pass the article as written. None opposed.

On a motion duly made and seconded, it was voted to adjourn at 8:15 p.m.
Attendance equalled 30 resident voters.

A TRUE COPY.

ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

(MODERATOR'S OATH)

State of Maine

.....Union....., Maine,

.....August 28....., 19⁸⁹.....

I,Ronald Hawes....., do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

.....*Ronald Hawes*.....
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

.....Union....., Maine,

.....August 28....., 19⁸⁹.....

Subscribed and sworn to Ronald Hawes

Before me,
Mary S. Sabins, Town Clerk *Title.*

RON HAWES

201-4

The late
Ron Hawes

201-5

RON HAWES

201-6



34 SCHOOL STREET
ROCKLAND, MAINE 04841-0729
207-596-6641

IRREVOCABLE COMMERCIAL LETTER OF CREDIT

NUMBER: Letter of Credit No. 37538
DATED: September 15, 1989

Planning Board
Town of Union
Union, ME 04862

Re: URIG Corporation

Gentlemen:

The undersigned authorizes you to draw on Peoples Heritage Savings Bank, P.O. Box 729, Rockland, ME, 04841, by order to URIG Corporation, and for the account of URIG Corporation, up to an aggregate amount of Fifty Three Thousand and no/100 (\$53,000.00) Dollars available by your drafts at sight.

Drafts must be drawn and negotiated not later than September, 1, 1991. Each draft must state that it is "drawn under Letter of Credit of Peoples Heritage Savings Bank, No. 37538, dated September 15, 1989, and the amount endorsed on this Letter of Credit.

This Letter of Credit is issued in order to insure the performance of URIG Corporation under an agreement with the Town of Union, Maine, to construct a roadway approximately 1300 feet in length in a subdivision known as "The Pines" located at Route 17, Union, ME, according to an engineering plan developed by E. Coffin, P.E. and approved by the Town of Union, ME. In addition, this Letter of Credit is issued in order to insure the performance of URIG Corporation under an agreement with the Town of Union, ME to install electrical power to said "The Pines" subdivision and construct a fire pond. If URIG Corporation fails to perform in accordance with the above referenced agreements with the Town of Union, Maine, then the Town of Union, Maine may submit drafts to the undersigned in order that the work required to be performed pursuant to the agreement be performed in accordance with the plans, specifications, and provisions of said agreement.

Drafts must be submitted pursuant to this Letter of Credit and accompanied by all of the following:

- 1) A written certification by an independent engineer to be paid for by the developer that the work required to be performed by URIG Corporation with respect to their agreed upon share of the costs of construction/installation of the proposed 1300 foot road and/or installation of electrical

IRREVOCABLE LETTER OF CREDIT NO. 37538

to the proposed "The Pines" subdivision, Route 17, Union, Maine, has not been completed.

2) A written certification by an independent engineer that identifies any and all contractors, suppliers, materialsmen, or laborers that supplied services for the subject project or who were hired by the Town of Union to complete the subject project and have not been paid, along with copies of invoices for same.

3) The Town of Union, Maine's certification that funds are needed to complete the project in accordance with the original terms and specifications.

The undersigned hereby agrees with the drawers, endorsers and bona fide holders of all drafts drawn under and in compliance with the terms of this credit, that such drafts will be duly honored upon presentation to the drawee.

This Irrevocable Letter of Credit is governed by Article 5 of the Main Uniform Commercial Code, and where not inconsistent therewith, this Letter of Credit is also governed by the Uniform Customs and Practices for Commercial Documentary Credits (1974 Revision) I.C.C. Publication Number 290. This credit shall not in any way be modified or amplified by any agreement or document to which this credit refers, or to which this credit relates.

Dated: September 15, 1989

Peoples Heritage Savings Bank

By: _____
Michael F. Jones
Regional Vice President





Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

August 18, 1989

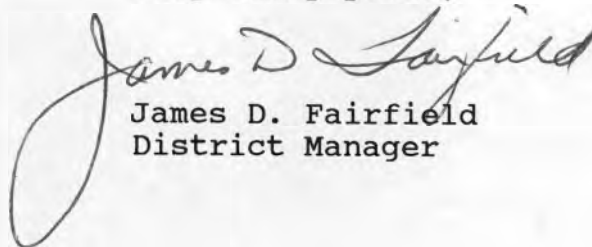
Louise D. Folsom
Town of Union
Town Office
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed herewith is an Application for a Pole
Location Permit for the Town of Union.

Please have the Municipal Officers sign the original
copy and return the same to this office after the Town
Clerk has completed her section also. The second copy is
for your records.

Very truly yours,


James D. Fairfield
District Manager

JDF/ml
Encs.
W/O #31-1

Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-1

TO THE

TOWN

OF Union, MAINE

Central Maine Power Company, and Continental Telephone Co, corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the /Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said /Town, as follows:

Starting at existing Central Maine Power Company Pole #9 on St. Clair Road and extending in a westerly direction along the said St. Clair Road on a line of one (1) pole, approximately one hundred eighty-nine (189) feet, as now staked to proposed Central Maine Power Company Pole #10 as shown on sketch submitted with this application marked Project #31-1, dated August 9, 1989.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days after the publication of this notice.

Public Notice of this Application has been
given by publishing the text of the same
in Not Published
on

CENTRAL MAINE POWER COMPANY

By James R. Fairfield Date 8/18/89
CONTINENTAL TELEPHONE CO.By Morris Leathers Date 9-19-89

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN UNION
STREET ST. CLAIR RD
DATE 8-9-89 BY C. H.

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call ROCKLAND LINE at ROCKLAND Tel 594-4431. Pole spans shown are approximate.

Feet Behind Curb	Feet Behind Guard Rail	Feet to ϕ Traveled Way	Pole No.	Highway Limits
		16	10 1/2	X
		16	10	X 100'
		16	9	X 189' 411.417
				2885'
				410

4507
2-68

POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Continental Telephone Co. dated by Central Maine Power Company August 9, 1989 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company and Continental Tel. Co., or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the Union /Town of _____, approximately as follows:

Starting at existing Central Maine Power Company Pole #9 on St. Clair Road and extending in a westerly direction along the said St. Clair Road on a line of one (1) pole, approximately one hundred eighty-nine (189) feet, as now staked to proposed Central Maine Power Company Pole #10 as shown on sketch submitted with this application marked Project #31-1, dated August 9, 1989.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David A. Lemay
Anthony J. Taylor
Sept A. Sabins

Municipal Officers

Union, Maine
Sept 28, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 203

Attest Mary S. Sabins
Clerk

Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-1

TO THE _____

 TOWN } OF Union, MAINE

Central Maine Power Company, and Continental Telephone Co, corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the _____ Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said _____ Town, as follows:

Starting at existing Central Maine Power Company Pole #017½ on East Appleton Road and extending in a northerly direction along the said East Appleton Road on a line of one (1) pole, approximately eighty-four (84) feet, as now staked to proposed Central Maine Power Company Pole #018 as shown on sketch submitted with this application marked Project #31-1, dated October 3, 1989.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice.~~

Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY

By James P. Liguori Date 10/4/89

CONTINENTAL TELEPHONE CO.

By John O. Bryan Date 10/4/89

2043

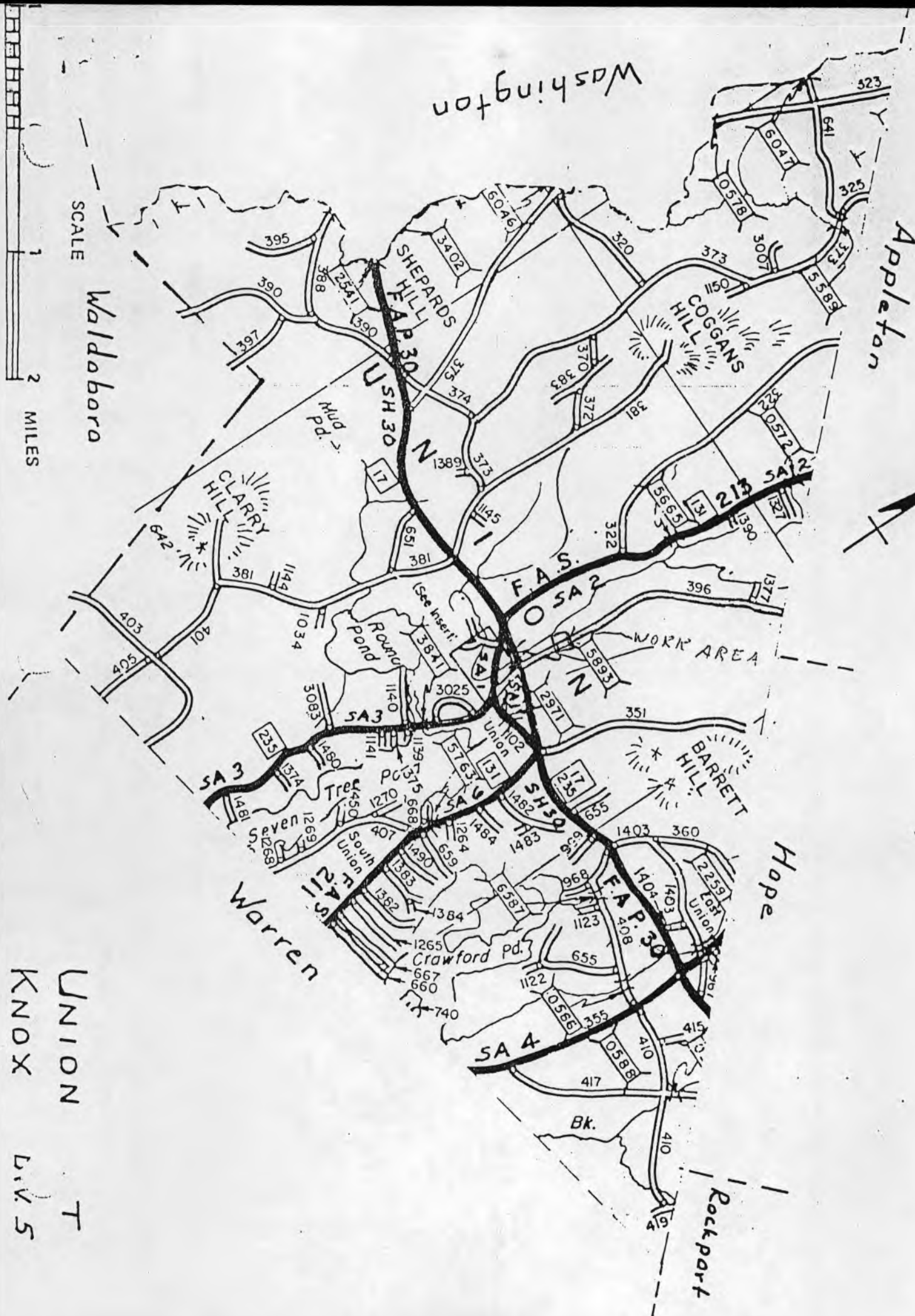
Hope

Bk.

Warren

Waldoboro

UNION T
KNOX L.V. 5



4507
2-68

POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Continental Telephone Co. dated by Central Maine Power Company October 3, 1989 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company and Continental Tel. Co., or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the Union Town of _____, approximately as follows:

Starting at existing Central Maine Power Company Pole #017½ on East Appleton Road and extending in a northerly direction along the said East Appleton Road on a line of one (1) pole, approximately eighty-four (84) feet, as now staked to proposed Central Maine Power Company Pole #018 as shown on sketch submitted with this application marked Project #31-1, dated October 3, 1989.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David Lemming
Anthony J. Taylor
Scott A. Labino

Municipal Officers

Union, Maine
Oct. 3, 1989

Office of the Town Clerk
Received and Recorded in Book 20, Page 204

Attest Mary S. Labino
Clerk

INDENTURE

THIS INDENTURE, made this 2nd day of November ^{D.M.S.} 1985 in the year of our Lord One Thousand Nine Hundred and Eighty-Nine.

WITNESSETH, the Town of Union, a body corporate, located in Union, in the County of Knox and State of Maine, hereinafter called the "Lessor," does hereby grant, lease, demise and let unto the Thompson Community Center Association, a corporation duly organized and existing under the laws of the State of Maine, with a principal place of business in the Town of Union, in the County of Knox and State of Maine, hereinafter called the "Lessee," the following described premises, hereinafter called the "Demised Premises":

A certain lot or parcel of land together with the buildings thereon, located in Union, in the County of Knox, and State of Maine, being more particularly bounded and described as follows:

On the north by the road to the Union Common; on the east by Route 131; on the west by a brook; and on the south by a line parallel to and 150 feet from the southerly side of Thompson Memorial Building.

Excepting and reserving to the Lessor, its successors and assigns, that portion of the premises developed for recreational purposes pursuant to an agreement between Lessor and the State of Maine dated July 25, 1977, and referred to as Project No. 23-00338.

IN CONSIDERATION WHEREOF, and of the covenants hereinafter expressed, it is hereby covenanted mutually and agreed by and between the Lessor and the Lessee as follows, to wit:

1. Term: The term of this Indenture will be ninety-nine (99) years, commencing upon execution of this Indenture.

2. Rent: Rent shall be One Dollar (\$1.00) payable one year in advance on the anniversary date of this Lease.

3. Improvements, Alterations, Decorations, and Fixtures and Aesthetic Control: The Lessee shall not materially alter the premises or make structural improvements or additions to the premises without the prior approval of the Lessor, said approval to be given by the Selectmen and said approval not to be unreasonably withheld. The Lessee may, however, install partitions, equipment, machinery or other property and make such alterations and installation as may be required for the beneficial use of the tenants of the building so long as said partitions, equipment, machinery or other alterations do not aesthetically alter the appearance and architectural integrity of the building. Any alterations, improvements or additions made by the Lessee shall become the property of the Lessor at the time of termination of occupancy, and shall not be removed from the premises without the consent of the Lessor, said consent not to be unreasonably withheld..

Lessee shall not permit any mechanic's liens or similar liens to remain upon the leased premises for labor or materials furnished to Lessee or claimed to have been furnished to the Lessee in connection with work of any character performed or

claimed to have been performed at the direction of Lessee and shall cause such lien to be released of record forthwith without cost to Lessor, except that in cases where there is a legitimate dispute between the Lessee and the Lienor, then Lessee shall be obligated to resolve the dispute as expeditiously as possible.

4. Utilities: The following utilities shall be provided and paid for by the Lessee on the basis which it deems most advisable: electricity, heat, inside janitorial services, inside maintenance, outside building maintenance, ground maintenance, and snow removal. Sewer and water shall continue to be used in common so long as current facilities remain operational. Cost for repairs or replacement during the period of common use shall be on a fifty/fifty basis. Each party reserves the right to establish separate facilities except that such right shall not preclude the other party from continued use of the existing facility at its own cost. Any other utility services benefiting the leased premises shall be the exclusive responsibility of the Lessee in terms of their provision and cost.

5. Use: The Lessee is intended to be, and is hereby specifically authorized to manage the building, to sublet available space to tenants who meet criterion as set forth by the Lessee, and to do all other activities necessary and appropriate to such management and subleasing. The Lessee shall use the demised premises only for civic, recreational, educational, or charitable purposes, except that the Lessor acknowledges Lessee's right under this lease to rent space in the demised premises to private enterprise for the purpose of deriving income for use in furtherance of its civic, recreational, education or charitable purposes.

6. Hazardous/Special Wastes: Lessor assumes responsibility for any hazardous and special waste located on the site as of the date of occupancy by Lessee, including asbestos and underground storage tanks installed on the site prior to Lessee's tenancy, except that Lessor, at its sole discretion and expense, may enter the demised premises for repairing, removing, improving, correcting or otherwise modifying such pre-existing conditions.

7. Signs: Lessee is authorized to provide signing with regard to tenants of the building in such manner and under such contractual or other arrangements as it deems advisable, except that Lessee must assure compliance with all state and local regulatory laws and ordinances regarding size, type and placement of signs. Lessor shall have no responsibility for any costs whatsoever associated with signs.

8. Parking: The Lessee shall have use and access in common with Lessor over the parking area and accessory roads, and any other parking areas on the demised premises which may be developed, except that up to ten (10) parking spaces may be allocated exclusively for Lessee's use.

9. Indemnification: Lessee shall, at all times prior to the termination of this Lease and to the delivery to Lessor of possession of the demised premises and all improvements thereon, indemnify Lessor against all liability, loss, cost,

damage, or expense sustained by Lessor, including attorney's fees and other expenses for litigation, arising prior to termination of the lease term and delivery to Lessor of possession of the premises:

- a) On account of or through the use of the demised premises or improvements or any part thereof by Lessee or by any other person for any purpose inconsistent with the provisions of this Lease.
- b) Arising out of, or directly or indirectly due to, any failure of Lessee in any respect promptly and faithfully to satisfy its obligations under this Lease.
- c) Arising out of, or directly or indirectly due to, any accident or other occurrence causing injury to any person or persons or property resulting from the use of the demised premises and improvements or any part thereof.
- d) For any violation of any law, statute, or ordinance, whether occasioned by the Lessee or those holding under Lessee or otherwise, except as provided in Paragraph 6.

Lessee also shall, at all times prior to termination of the lease term and delivery to Lessor of possession of the premises, indemnify Lessor against all liens and charges of any and every nature that may at any time be established against the premises or any improvements thereon or any part thereof as a consequence, direct or indirect, of the existence of Lessee's interest under this lease.

10. Right to Enter: The Lessor reserves for itself by and through the Selectmen, or their designated agents, and the Lessee covenants to permit the Lessor, by the Selectmen or their designated agents, to enter any and all portions of the Demised Premises at any and all reasonable times for the purpose of inspection.

11. Insurance: The Lessee shall, throughout the term of this Indenture, and any renewals, modification or extensions thereof, carry at its own expense comprehensive liability insurance on the Demised Premises, and its use and its occupation thereof, the said insurance is to name the Lessor as policyholder with the Lessee being named as additionally insured, and written to provide coverage of at least One Million Dollars (\$1,000,000.00) combined single limit liability. In addition, the Lessee shall carry the following insurance.

A. Fire and casualty insurance, with extended coverage in an amount not less than an amount to be agreed by the Lessor, the Lessee and the insurance carrier. Such amount shall be not less than the full replacement cost of all structures, furnishings, fixtures and appurtenances.

B. Standard boiler insurance to cover the heating system in the Demised Premises.

In addition, the Lessee shall not permit any use of the Demised Premises which may void any insurance on the property, or insurance on the contents of said Demised Premises, or which shall be contrary to any law or regulation which may from time to time be established by the New England Fire Insurance Rating Association or any similar body succeeding to its power.

These premises, for insurance purposes, may be included in any blanket policies issued to the Lessor for Town properties provided that the Lessee shall be named as additional insured with respect to all such policies involving the demised premises or any portion thereof.

The premises shall not be occupied during said term for any purpose usually denominated as extra-hazardous as to fire by insurance companies.

Nothing herein shall be deemed to be any waiver of immunity or offered by the Maine Tort Claims Act or Successor Statute, which may be available to the benefit of either party. The amounts of insurance coverage required by this provision shall be mutually agreed to by the parties in order to provide adequate and reasonable coverage. These amounts shall periodically reviewed to assure the maintenance of such adequate and reasonable coverage.

12. Destruction of the Premises: If, during the term of the within Indenture, the buildings or improvements or fixtures and appurtenances of the Demised Premises shall be destroyed or damaged in whole or in part, by fire or other cause, the damages or destroyed portion may, at the option of the Lessee be repaired, replaced or rebuilt out of the proceeds of insurance coverage.

13. Security Deposit: Under the circumstances of the within Indenture no security deposit is demanded or tendered.

14. Notices: All notices, demands and communications hereunder shall be in writing and shall be served or given by registered mail, and if intended for the Lessor shall be addressed to the Lessor in care of the Selectmen of the Town of Union, Town of Union Municipal Building, P.O. Box 186, Union, Maine, 04862, or to such other address as it may request in writing, and if intended for the Lessee shall be addressed to the Lessee at Thompson Community Center Association, P.O. Box 824, Union, Maine, 04862, or to such other address as may be requested by the said Lessee in writing.

15. Separability Clause: If any provision of this Indenture or portion thereof, or the application thereof, to any particular person or circumstances, is held to be invalid by a Court of competent jurisdiction, the remainder of the Indenture, including the remainder of any such provision, and the application thereof, shall not be adversely affected thereby.

16. Waiver: It is hereby specifically agreed that the waiver of any single breach of any term, condition, covenant, obligation or agreement of the within Indenture shall not be considered as a waiver of this Indenture or any other particular term, condition, covenant, obligation or agreement, or of any subsequent breach thereof.

17. Subleasing and Assignment: The within Indenture specifically permits, and is intended to permit, the Lessee to sublet the Demised Premises under any basis it feels is appropriate without any prior approval or any approval whatsoever from the Lessor. The Lessee shall not assign this Lease nor any interest therein.

18. Memorandum of Lease: The parties hereto specifically agree that a memorandum of this Lease shall be executed by both parties and shall be recorded in the Knox County Registry of Deeds.

19. Maintenance and Repairs: The Lessee acknowledges that it has fully inspected the premises and agrees to rent the property in an "as is condition." Lessee agrees to make all repairs and to take all such action as may be necessary and appropriate to keep and maintain the property in as good an order and condition as it is at the commencement of the term of this Lease, including, but not limited to, interior and exterior structural repairs, plumbing, electrical, heating, septic, fire or smoke alarms, and sprinkler systems. Lessee further agrees to provide all ground maintenance, including, but not limited to, lawn mowing, snow plowing for the parking lot, and snow removal for all walkways.

The Lessee will be responsible for all repairs and maintenance of the building, any major structural repairs, or major structural alterations, shall be subject to approval of the Lessor through the Town Selectmen.

20. Succession: The terms, covenants and conditions herein shall bind and enure to the benefit of the Lessor and the Lessee only, both being corporations, and if the Lessee corporation ceases to exist for any reason whatsoever this within Indenture shall terminate, and the Lessor shall succeed to the Lessee's interest in any outstanding subleases which may at the time be in existence.

21. Purchasing: Inasmuch as the Lessor, the Town of Union, is an organization exempt from the State of Maine sales taxation, and inasmuch as the continued maintenance and upkeep of the structure is in the best interest of the Lessor, the Lessor may at its discretion agree to purchase any and all items which the Lessee may deem necessary in its conduct of the management of the building, on the Town's account all such amounts to be reimbursed in full to the Lessor at the time of delivery, all such items to be handled through the Town Selectmen.

22. Taxes. Lessee shall pay all real estate taxes assessed against said premises, if any.

23. Encumbrance of Leasehold. Lessee shall not have the right without Lessor's written consent to mortgage all or any part of the demised premises or to create any other encumbrance on all or any part of such premises.

24. Default. In the event that:

a) The Lessee shall fail to use the demised premises only for civic, recreational, educational or charitable purposes, except that the Lessor acknowledges Lessee's right under this Lease to rent space in the demised premises to private enterprise for the purpose of deriving income for use in furtherance of its civic, recreational, educational or charitable purposes;

b) The Lessee shall default in the observance or performance of any other of the Lessee's covenants, agreements or obligations hereunder and such default shall not be corrected within thirty (30) days after written notice thereof; or

c) The Lessee shall be declared to be bankrupt or insolvent according to law, or, if any assignment shall be made of Lessee's property for the benefit of creditors; or

d) The Lessee ceases to be a non-profit corporation in good standing with Maine's Secretary of State, then the Lessor shall have the right thereafter, while such default continues, to declare the term of this Lease ended, and remove the Lessee's effects, without prejudice to any remedies which might be otherwise used for arrears of rent or other default. The Lessee shall indemnify the Lessor against all loss of rent and other payments which the Lessor may incur by reason of such termination during the residue of the term. If the Lessee shall default, after reasonable notice thereof, in the observance or performance of any conditions or covenants on Lessee's part to be observed or performed under or by virtue of any of the provisions in any article of this Lease, the Lessor, without being under any obligation to do so and without thereby waiving such default, may remedy such default for the account and at the expense of the Lessee.

IN WITNESS WHEREOF, the parties hereunto have set their hands and seals this 2nd day of November, 1989. D.M.S.

WITNESS:

To All -

Jo Anne Bolduc

Jo Anne Bolduc

THE TOWN OF UNION

By: David M. Simmons
David M. Simmons, Chairman

By: Anthony C. Taylor
Anthony C. Taylor, Selectman

By: Scot A. Sabins
Scot A. Sabins, Selectman

THOMPSON COMMUNITY CENTER
ASSOCIATION

By: Andrew L. Morse
Andrew L. Morse, Chairman

LEASE

Town of Union

to

Thompson Community
Center Association

DATED :

ROGER R. THERRIAULT
ATTORNEY AT LAW
48 FRONT STREET
BATH, MAINE 04530

TCC
for lease
TOWN
copy

~~rec Release~~

Warrant for Referendum Election

State of Maine

To Peter Soule, a constable (or resident) of Union, Maine
(Name of Constable or Resident) (Name of Municipality)

You are hereby required in the name of the State of Maine to notify the voters of
Union, Maine of the election described in this warrant.
(Name of Municipality)

To the voters of Union, Maine
(Name of Municipality and Voting District, if any)

You are hereby notified that a Referendum Election in this municipality will be held at
New Municipal Building on Tuesday, November 7, 1989 for the purpose of
(Name of Voting Place)
determining the following Direct Initiative Questions, Bond Issues, Proposed Constitutional Amendment and
Referendum Question.

INITIATIVE QUESTION

1

"Do You Favor the Changes in Maine Law Concerning Campaign Finances
for Candidates for Governor, as Proposed by Citizen Petition?"

INITIATIVE QUESTION

2

Do you favor stopping Cruise Missile Tests in Maine?

BOND ISSUE

3A

"Shall a bond issue be authorized in the amount of \$14,500,000 to build and
repair correctional facilities, \$9,520,000 of which shall be for juvenile
correctional facilities?"

Total Estimated Debt Service of \$19,683,750 of which Principal is
\$14,500,000, Estimated Interest at 6.50% over 10 years is \$5,183,750.

B

"Shall a bond issue be authorized in the amount of \$35,000,000 to build,
repair or renovate adult correctional facilities?"

Total Estimated Debt Service of \$60,725,000 of which Principal is
\$35,000,000, Estimated Interest at 7% over 20 years is \$25,725,000.

BOND ISSUE

4

"Do you favor a \$5,000,000 bond issue to fund grants to solid waste regional
commissions and associations and municipalities to pay for the capital costs
associated with purchasing recycling equipment and facilities?"

Total Estimated Debt Service of \$5,937,500 of which Principal is
\$5,000,000, Estimated Interest at 6.25% over 5 years is \$937,500.

BOND ISSUE

5

"Shall a bond issue be authorized in the amount of \$20,210,600 to make
capital improvements at all campuses of the Maine Vocational-Technical
Institute System?"

Total Estimated Debt Service of \$31,124,324 of which Principal is
\$20,210,600, Estimated Interest at 6.75% over 15 years is \$10,913,724.

BOND ISSUE

6

"Do you favor a \$4,400,000 bond issue for sewerage facilities construction?"

Total Estimated Debt Service of \$5,225,000 of which Principal is
\$4,400,000, Estimated Interest at 6.25% over 5 years is \$825,000.

BOND ISSUE

7

"Do you favor a \$21,000,000 bond issue for highway, state and local bridges,
harbor and airport improvements?"

Total Estimated Debt Service of \$36,435,000 of which Principal is
\$21,000,000, Estimated Interest at 7% over 20 years is \$15,435,000.

BOND ISSUE

8

"Do you favor a \$7,000,000 bond issue to provide funds that would be
available, through grants and a loan fund, for programs serving persons with
mental illness?"

Total Estimated Debt Service of \$8,312,500 of which Principal is
\$7,000,000, Estimated Interest at 6.25% over 5 years is \$1,312,500.

BOND ISSUE

9

"Do you favor a \$12,000,000 bond issue for detection and removal of
asbestos and other health-related indoor air quality hazards in state facilities
and public schools and removal of hazardous chemicals from public
schools?"

Total Estimated Debt Service of \$16,290,000 of which Principal is
\$12,000,000, Estimated Interest at 6.50% over 10 years is \$4,290,000.

BOND ISSUE

10

"Do you favor a \$6,000,000 bond issue for cleaning up and closing solid
waste landfills that pose a hazard to public health and to ground water
quality?"

Total Estimated Debt Service of \$7,125,000 of which Principal is
\$6,000,000, Estimated Interest at 6.25% over 5 years is \$1,125,000.

BOND ISSUE

11

"Shall a bond issue in the amount of \$15,000,000 be approved to enhance
affordable housing opportunities for the people of the State of Maine?"

Total Estimated Debt Service of \$20,362,500 of which Principal is
\$15,000,000, Estimated Interest at 6.50% over 10 years is \$5,362,500.

CONSTITUTIONAL AMENDMENT

12

"Shall the Constitution of Maine be amended as proposed by a resolution of
the Legislature to insure the payment of mortgage loans for affordable
housing for Maine citizens, not to exceed \$25,000,000 in the aggregate?"

REFERENDUM QUESTION

13

"Do you approve of the agreement for the disposal of low-level radioactive
waste proposed to be made with the Rocky Mountain Low-level Radioactive
Waste Board whose member states are Colorado, Nevada, New Mexico and
Wyoming for disposal of low-level radioactive waste at an existing facility in
Beatty, Nevada?"

The polls shall be opened at 10:00 a.m. and closed at 8:00 p.m.

The registrar of voters or board of registration will hold office hours while the polls are open to correct
any error in or change a name or address on the voting list; to accept the registration of any person eligible
to vote and to accept new enrollments.

A person who is not registered as a voter may not vote in any election.

Dated

October 10, 1989

(Date Signed)

[Signature]
[Signature]
[Signature]

Majority of Municipal Officers of

Union, Maine
(Name of Municipality)

A true copy.

Attest: Mary S. Sabers ~~Constable or Resident~~

NOTE: Except in municipalities of population less than 100, the polls must be opened no earlier than 6 a.m.
and no later than 9 a.m. on election day; except that in municipalities with a population of less than 4,000, the
polls must be opened no later than 10:00 a.m. on election day. The municipal officers of each municipality shall
determine the time of opening the polls within these limits. The polls must be closed at 8 p.m. on election day,
except in municipalities of population less than 100 which may close the polls after all registered voters have
voted. All of the above shall be United States Eastern Standard Time.

State of Maine

OFFICER'S RETURN

County of KNOX, ss.

I certify that I have notified the voters of Union, Maine (Name of Municipality and Voting District, if any)

of the time and place of the Referendum Election by posting an attested copy of the within warrant at

New Municipal Building (Place of Posting)

Mic Mac Market

Gorden's Market

on October 26, 1989 (Date of Posting) which is at least 7 days next prior to election day.

Dated at Union, Maine (Name of Municipality) on October 26, 1989 (Date Signed)

(Signature of Officer)

Union, Maine Constable (or resident) of

Union, Maine (Name of Municipality)



STATE OF MAINE
SPECIMEN BALLOT



Referendum Election, November 7, 1989

The issuing of bonds by the State of Maine is the way in which the State borrows money for purposes designated in the legislation authorizing the issue. The following is a summary of the bonded indebtedness of the State of Maine as of June 30, 1989.

Bonds Outstanding and Unpaid to Mature Through 2008	\$338,100,000
Interest to be Repaid on Bonds Issued	109,590,145
Total to be Repaid on Bonds Issued	<u>\$447,690,145</u>
Additional Bonds Authorized But Not Yet Issued	\$135,220,000
Limit of Contingent Bonds Liability Authorized by Constitution and Laws But Unissued	100,452,396
Total Bonds Authorized But Unissued	<u>\$235,672,386</u>
Total Additional Bonds to be Authorized if Ratified by Voters	\$140,110,600
Potential New Estimate of Interest	\$ 71,109,974

When money is borrowed by issuing bonds, the State must repay not only the principal amount of the bonds but interest on the amount as well. The amount of interest to be paid will vary depending upon the rate of interest and the years of maturity at the time of issuance; an estimate of the total interest that may reasonably be expected to be paid on the issues submitted herewith for ratification is \$71,109,974 if the bonds are issued for the full statutory debt retirement period. The total principal and interest to be repaid over the life of the bonds on the issues submitted herewith if ratified is thus estimated to be \$211,220,574. The amount that must be paid in the present fiscal year (July 1, 1989 to June 30, 1990) for debt already outstanding is \$49,325,000 in principal and \$22,361,765 in interest, a total of \$71,686,765.

Samuel D. Shapiro

Samuel D. Shapiro
Treasurer of State

Place a cross (X) or a check (✓) in a square at the left of each question for which you desire to vote. A mark in the YES box means you are in favor, a mark in the NO box means you are opposed.

YES NO
1 ☐ ☐

INITIATIVE QUESTION

"Do You Favor the Changes in Maine Law Concerning Campaign Finances for Candidates for Governor, as Proposed by Citizen Petition?"

YES NO
2 ☐ ☐

INITIATIVE QUESTION

Do you favor stopping Cruise Missile Tests in Maine?

YES NO
3A ☐ ☐

BOND ISSUE

"Shall a bond issue be authorized in the amount of \$14,500,000 to build and repair correctional facilities, \$9,520,000 of which shall be for juvenile correctional facilities?"

Total Estimated Debt Service of \$19,683,750 of which Principal is \$14,500,000, Estimated Interest at 6.50% over 10 years is \$5,183,750.

YES NO
B ☐ ☐

"Shall a bond issue be authorized in the amount of \$35,000,000 to build, repair or renovate adult correctional facilities?"

Total Estimated Debt Service of \$60,725,000 of which Principal is \$35,000,000, Estimated Interest at 7% over 20 years is \$25,725,000.

YES NO
4 ☐ ☐

BOND ISSUE

"Do you favor a \$5,000,000 bond issue to fund grants to solid waste regional commissions and associations and municipalities to pay for the capital costs associated with purchasing recycling equipment and facilities?"

Total Estimated Debt Service of \$5,937,500 of which Principal is \$5,000,000, Estimated Interest at 6.25% over 5 years is \$937,500.

YES NO
5 ☐ ☐

BOND ISSUE

"Shall a bond issue be authorized in the amount of \$20,210,600 to make capital improvements at all campuses of the Maine Vocational-Technical Institute System?"

Total Estimated Debt Service of \$31,124,324 of which Principal is \$20,210,600, Estimated Interest at 6.75% over 15 years is \$10,913,724.

YES NO
6 ☐ ☐

BOND ISSUE

"Do you favor a \$4,400,000 bond issue for sewerage facilities construction?"

Total Estimated Debt Service of \$5,225,000 of which Principal is \$4,400,000, Estimated Interest at 6.25% over 5 years is \$825,000.

YES NO
7 ☐ ☐

BOND ISSUE

"Do you favor a \$21,000,000 bond issue for highway, state and local bridges, harbor and airport improvements?"

Total Estimated Debt Service of \$36,435,000 of which Principal is \$21,000,000, Estimated Interest at 7% over 20 years is \$15,435,000.

YES NO
8 ☐ ☐

BOND ISSUE

"Do you favor a \$7,000,000 bond issue to provide funds that would be available, through grants and a loan fund, for programs serving persons with mental illness?"

Total Estimated Debt Service of \$8,312,500 of which Principal is \$7,000,000, Estimated Interest at 6.25% over 5 years is \$1,312,500.

YES NO
9 ☐ ☐

BOND ISSUE

"Do you favor a \$12,000,000 bond issue for detection and removal of asbestos and other health-related indoor air quality hazards in state facilities and public schools and removal of hazardous chemicals from public schools?"

Total Estimated Debt Service of \$16,290,000 of which Principal is \$12,000,000, Estimated Interest at 6.50% over 10 years is \$4,290,000.

YES NO
10 ☐ ☐

BOND ISSUE

"Do you favor a \$6,000,000 bond issue for cleaning up and closing solid waste landfills that pose a hazard to public health and to ground water quality?"

Total Estimated Debt Service of \$7,125,000 of which Principal is \$6,000,000, Estimated Interest at 6.25% over 5 years is \$1,125,000.

YES NO
11 ☐ ☐

BOND ISSUE

"Shall a bond issue in the amount of \$15,000,000 be approved to enhance affordable housing opportunities for the people of the State of Maine?"

Total Estimated Debt Service of \$20,362,500 of which Principal is \$15,000,000, Estimated Interest at 6.50% over 10 years is \$5,362,500.

YES NO
12 ☐ ☐

CONSTITUTIONAL AMENDMENT

"Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure the payment of mortgage loans for affordable housing for Maine citizens, not to exceed \$25,000,000 in the aggregate?"

YES NO
13 ☐ ☐

REFERENDUM QUESTION

"Do you approve of the agreement for the disposal of low-level radioactive waste proposed to be made with the Rocky Mountain Low-level Radioactive Waste Board whose member states are Colorado, Nevada, New Mexico and Wyoming for disposal of low-level radioactive waste at an existing facility in Beatty, Nevada?"

STATE OF MAINE
RETURN OF VOTES CAST

NOVEMBER 7, 1989

At the Referendum Election duly called and held in the municipality of UNION, the voters cast their ballots for the attached Questions. These ballots were received, counted and declared in an open meeting by the Warden. The Clerk recorded the votes on the attached Specimen Ballot.

NOTE: Record votes in figures, verifying for accuracy. If no votes are cast, write "None" or insert "O".

Signatures Required

- A. Towns with **one voting district**: Municipal Clerk and Warden must sign two returns (Lines 1 and 2).*

Mary S. Sabins 1 Attest: Mary S. Sabins 2
Municipal Clerk Warden

TOWNS WITH ONE VOTING DISTRICT STOP HERE

**A CITY OR TOWN WITH MORE THAN ONE VOTING DISTRICT
MUST ALSO COMPLETE BELOW:**

- B. In a city, or in a town with **more than one voting district**:
1. Warden and Ward Clerk must sign return (Lines 2 and 3), delivering it immediately to the Municipal Clerk.
 2. Municipal Clerk must tabulate returns, sign two copies of the **municipal** returns (Line 1) and have each attested by a majority of the municipal officers (Lines 4-9).*

_____ 3
Ward Clerk

Attest: _____ 4 _____ 7

_____ 5 _____ 8

_____ 6 _____ 9
Majority of Municipal Officers

*With two returns (A and B.2), one is filed in clerk's office, and one is sent to Secretary of State.



STATE OF MAINE

SPECIMEN BALLOT



Referendum Election, November 7, 1989

The issuing of bonds by the State of Maine is the way in which the State borrows money for purposes designated in the legislation authorizing the issue. The following is a summary of the bonded indebtedness of the State of Maine as of June 30, 1989.

Bonds Outstanding and Unpaid to Mature Through 2008	\$338,100,000
Interest to be Repaid on Bonds Issued	109,590,145
Total to be Repaid on Bonds Issued	<u>\$447,690,145</u>
Additional Bonds Authorized But Not Yet Issued	\$135,220,000
Limit of Contingent Bonds Liability Authorized by Constitution and Laws But Unissued	100,452,396
Total Bonds Authorized But Unissued	<u>\$235,672,386</u>
Total Additional Bonds to be Authorized if Ratified by Voters	\$140,110,600
Potential New Estimate of Interest	\$ 71,109,974

When money is borrowed by issuing bonds, the State must repay not only the principal amount of the bonds but interest on the amount as well. The amount of interest to be paid will vary depending upon the rate of interest and the years of maturity at the time of issuance; an estimate of the total interest that may reasonably be expected to be paid on the issues submitted herewith for ratification is \$71,109,974 if the bonds are issued for the full statutory debt retirement period. The total principal and interest to be repaid over the life of the bonds on the issues submitted herewith if ratified is thus estimated to be \$211,220,574. The amount that must be paid in the present fiscal year (July 1, 1989 to June 30, 1990) for debt already outstanding is \$49,325,000 in principal and \$22,361,765 in interest, a total of \$71,686,765.

Samuel D. Shapiro

Samuel D. Shapiro
Treasurer of State

Place a cross (X) or a check (✓) in a square at the left of each question for which you desire to vote. A mark in the YES box means you are in favor, a mark in the NO box means you are opposed.

YES NO
1 ☐ ☐
167 224

INITIATIVE QUESTION

"Do You Favor the Changes in Maine Law Concerning Campaign Finances for Candidates for Governor, as Proposed by Citizen Petition?"

YES NO
2 ☐ ☐
183 232

INITIATIVE QUESTION

Do you favor stopping Cruise Missile Tests in Maine?

YES NO
3A ☐ ☐
199 213

BOND ISSUE

"Shall a bond issue be authorized in the amount of \$14,500,000 to build and repair correctional facilities, \$9,520,000 of which shall be for juvenile correctional facilities?"

Total Estimated Debt Service of \$19,683,750 of which Principal is \$14,500,000, Estimated Interest at 6.50% over 10 years is \$5,183,750.

YES NO
B ☐ ☐
151 258

"Shall a bond issue be authorized in the amount of \$35,000,000 to build, repair or renovate adult correctional facilities?"

Total Estimated Debt Service of \$60,725,000 of which Principal is \$35,000,000, Estimated Interest at 7% over 20 years is \$25,725,000.

YES NO
4 ☐ ☐
230 182

BOND ISSUE

"Do you favor a \$5,000,000 bond issue to fund grants to solid waste regional commissions and associations and municipalities to pay for the capital costs associated with purchasing recycling equipment and facilities?"

Total Estimated Debt Service of \$5,937,500 of which Principal is \$5,000,000, Estimated Interest at 6.25% over 5 years is \$937,500.

YES NO
5 ☐ ☐
209 207

BOND ISSUE

"Shall a bond issue be authorized in the amount of \$20,210,600 to make capital improvements at all campuses of the Maine Vocational-Technical Institute System?"

Total Estimated Debt Service of \$31,124,324 of which Principal is \$20,210,600, Estimated Interest at 6.75% over 15 years is \$10,913,724.

YES NO
6 ☐ ☐
166 242

BOND ISSUE

"Do you favor a \$4,400,000 bond issue for sewerage facilities construction?"

Total Estimated Debt Service of \$5,225,000 of which Principal is \$4,400,000, Estimated Interest at 6.25% over 5 years is \$825,000.

YES NO
7 ☐ ☐
280 135

BOND ISSUE

"Do you favor a \$21,000,000 bond issue for highway, state and local bridges, harbor and airport improvements?"

Total Estimated Debt Service of \$36,435,000 of which Principal is \$21,000,000, Estimated Interest at 7% over 20 years is \$15,435,000.

YES NO
8 ☐ ☐
212 196

BOND ISSUE

"Do you favor a \$7,000,000 bond issue to provide funds that would be available, through grants and a loan fund, for programs serving persons with mental illness?"

Total Estimated Debt Service of \$8,312,500 of which Principal is \$7,000,000, Estimated Interest at 6.25% over 5 years is \$1,312,500.

YES NO
9 ☐ ☐
202 212

BOND ISSUE

"Do you favor a \$12,000,000 bond issue for detection and removal of asbestos and other health-related indoor air quality hazards in state facilities and public schools and removal of hazardous chemicals from public schools?"

Total Estimated Debt Service of \$16,290,000 of which Principal is \$12,000,000, Estimated Interest at 6.50% over 10 years is \$4,290,000.

YES NO
10 ☐ ☐
254 155

BOND ISSUE

"Do you favor a \$6,000,000 bond issue for cleaning up and closing solid waste landfills that pose a hazard to public health and to ground water quality?"

Total Estimated Debt Service of \$7,125,000 of which Principal is \$6,000,000, Estimated Interest at 6.25% over 5 years is \$1,125,000.

YES NO
11 ☐ ☐
199 205

BOND ISSUE

"Shall a bond issue in the amount of \$15,000,000 be approved to enhance affordable housing opportunities for the people of the State of Maine?"

Total Estimated Debt Service of \$20,362,500 of which Principal is \$15,000,000, Estimated Interest at 6.50% over 10 years is \$5,362,500.

YES NO
12 ☐ ☐
175 218

CONSTITUTIONAL AMENDMENT

"Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure the payment of mortgage loans for affordable housing for Maine citizens, not to exceed \$25,000,000 in the aggregate?"

YES NO
13 ☐ ☐
233 166

REFERENDUM QUESTION

"Do you approve of the agreement for the disposal of low-level radioactive waste proposed to be made with the Rocky Mountain Low-level Radioactive Waste Board whose member states are Colorado, Nevada, New Mexico and Wyoming for disposal of low-level radioactive waste at an existing facility in Beatty, Nevada?"

Tally Sheet Statement

(with instructions)

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We _____ and _____,
(Name) (Name)
election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted
ballots in open meeting in _____ Ward _____ Precinct _____.
(Number in this lot) (Town, City or Plantation)

COUNT IN LOTS OF 50—(USE SQUARES BELOW TO TALLY COUNT—MARK BY FIVES AS FOLLOWS: *||||*.)

CAMPAIGN FINANCES/GOVERNOR CANDIDATES QUESTION NO. 1

"YES" Ballots					"NO" Ballots				
21	16	24	25	19	27	31	18	22	25
20	20	9	13		28	28	11	34	

TOTAL Number of "YES" Ballots 167 TOTAL Number of "NO" Ballots 224

CRUISE MISSILE TESTS QUESTION NO. 2

"YES" Ballots					"NO" Ballots				
19	24	30	25	18	31	25	20	25	29
18	22	9	18		32	27	11	32	

TOTAL Number of "YES" Ballots 183 TOTAL Number of "NO" Ballots 232

BOND ISSUE QUESTION NO. 3 A

"YES" Ballots					"NO" Ballots				
21	25	23	23	24	28	25	27	26	25
23	23	12	25		26	24	8	24	

TOTAL Number of "YES" Ballots 199 TOTAL Number of "NO" Ballots 213

BOND ISSUE QUESTION NO. 3 B

"YES" Ballots					"NO" Ballots				
17	14	18	18	22	32	34	31	32	27
21	17	8	16		27	31	12	32	

TOTAL Number of "YES" Ballots 151 TOTAL Number of "NO" Ballots 258

BOND ISSUE QUESTION NO. 4

"YES" Ballots					"NO" Ballots				
26	31	34	27	23	24	19	14	22	25
24	25	12	28		25	24	8	21	

TOTAL Number of "YES" Ballots 230 TOTAL Number of "NO" Ballots 182

BOND ISSUE QUESTION NO. 5

"YES" Ballots					"NO" Ballots				
21	27	26	26	22	29	23	21	25	27
24	31	12	20		26	18	8	30	

TOTAL Number of "YES" Ballots 209 TOTAL Number of "NO" Ballots 207

BOND ISSUE QUESTION NO. 6

"YES" Ballots					"NO" Ballots				
22	22	22	22	16	28	27	25	28	32
21	13	9	19		28	35	10	29	

TOTAL Number of "YES" Ballots 166 TOTAL Number of "NO" Ballots 242

BOND ISSUE QUESTION NO. 7

"YES" Ballots					"NO" Ballots				
34	29	32	36	30	16	21	16	14	19
36	36	16	31		14	14	4	17	

TOTAL Number of "YES" Ballots 280 TOTAL Number of "NO" Ballots 135

BOND ISSUE QUESTION NO. 8

"YES" Ballots					"NO" Ballots				
26	31	24	25	22	23	19	23	24	26
22	27	11	24		26	21	9	25	

TOTAL Number of "YES" Ballots 212 TOTAL Number of "NO" Ballots 196

BOND ISSUE QUESTION NO. 9

"YES" Ballots					"NO" Ballots				
21	25	27	25	23	29	24	20	25	26
19	25	14	23		31	24	6	27	

TOTAL Number of "YES" Ballots 202 TOTAL Number of "NO" Ballots 212

BOND ISSUE QUESTION NO. 10

"YES" Ballots					"NO" Ballots				
31	27	33	37	25	17	21	16	13	22
25	28	15	33		22	22	5	17	

TOTAL Number of "YES" Ballots 254 TOTAL Number of "NO" Ballots 155

BOND ISSUE QUESTION NO. 11

"YES" Ballots					"NO" Ballots				
27	25	25	21	23	21	23	23	26	25
20	27	10	21		27	21	10	29	

TOTAL Number of "YES" Ballots 199 TOTAL Number of "NO" Ballots 205

CONSTITUTIONAL AMENDMENT QUESTION NO. 12

"YES" Ballots					"NO" Ballots				
23	26	19	19	17	24	21	24	26	29
21	27	8	15		26	22	12	34	

TOTAL Number of "YES" Ballots 175 TOTAL Number of "NO" Ballots 218

REFERENDUM QUESTION QUESTION NO. 13

"YES" Ballots					"NO" Ballots				
25	24	30	24	28	22	24	18	22	18
34	27	12	29		13	21	7	21	

TOTAL Number of "YES" Ballots 233 TOTAL Number of "NO" Ballots 166

Election Clerk Counting Ballots

Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)

Phone 785-3658

P. O. Box 186
Union, Maine 04862

TOWN OF UNION

Office of Selectmen, Assessors, Town Clerk, Tax Collector, and Treasurer

Referendum Election - November 7, 1989

Barbara Rich	9:50 am - 9:30 pm	11 3/4 Hours
Mary Smith	9:55 am - 9:30 pm	11 1/2 Hours
Lynn Allen	7:50 pm - 9:40 pm	1 3/4 Hours
Valerie Blake	7:50 pm - 9:30 pm	1 3/4 Hours
Donna Morine	8:00 pm - 9:30 pm	1 1/2 Hours
Verlie Farris	8:00 pm - 9:30 pm	1 1/2 Hours

This envelope contains a blank receipt. The Town, City or Plantation Clerk, upon delivering the Ballots at the respective polling places, must obtain the signature of the presiding Election Officer on this receipt which must be properly and correctly filled out and said receipt must be retained by the Clerk as a public record for at least one year.

Form #26

REFERENDUM ELECTION, NOVEMBER 7, 1989

Town, City and Plantation Clerks shall upon the delivery of the ballots at the respective polling places, obtain receipts from the presiding election officers, which receipts must be retained by the clerks as public records for at least one year.

I hereby certify that I received on the morning of November 7, 1989 from the Municipal Clerk of.....Union.....Maine.....,One.....Boxes said to contain.....1,500.....Ballots for Direct Initiative Questions, Bond Issues, a Proposed Constitutional Amendment and Referendum Question for use in

Ward.....1.....

Municipality.....Union.....Maine.....

Form #25

Mary S. Sabins
.....
Presiding Election Officer

209-8

STATE OF MAINE SPECIMEN BALLOT



Referendum Election, November 7, 1989

The issuing of bonds by the State of Maine is the way in which the State borrows money for purposes designated in the legislation authorizing the issue. The following is a summary of the bonded indebtedness of the State of Maine as of June 30, 1989.

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Samuel D. Shapiro

Samuel D. Shapiro
Treasurer of State

Place a cross (X) or a check (✓) in a square at the left of each question for which you desire to vote. A mark in the YES box means you are in favor, a mark in the NO box means you are opposed.

	YES	NO	INITIATIVE QUESTION
1	<input type="checkbox"/>	<input type="checkbox"/>	"Do You Favor the Changes in Maine Law Concerning Campaign Finances for Candidates for Governor, as Proposed by Citizen Petition?"
2	<input type="checkbox"/>	<input type="checkbox"/>	Do you favor stopping Cruise Missile Tests in Maine?
3A	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Shall a bond issue be authorized in the amount of \$14,500,000 to build and repair correctional facilities, \$9,520,000 of which shall be for juvenile correctional facilities?" Total Estimated Debt Service of \$19,683,750 of which Principal is \$14,500,000, Estimated Interest at 6.50% over 10 years is \$5,183,750.
B	<input type="checkbox"/>	<input type="checkbox"/>	"Shall a bond issue be authorized in the amount of \$35,000,000 to build, repair or renovate adult correctional facilities?" Total Estimated Debt Service of \$60,725,000 of which Principal is \$35,000,000, Estimated Interest at 7% over 20 years is \$25,725,000.
4	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$5,000,000 bond issue to fund grants to solid waste regional commissions and associations and municipalities to pay for the capital costs associated with purchasing recycling equipment and facilities?" Total Estimated Debt Service of \$5,937,500 of which Principal is \$5,000,000, Estimated Interest at 6.25% over 5 years is \$937,500.
5	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Shall a bond issue be authorized in the amount of \$20,210,600 to make capital improvements at all campuses of the Maine Vocational-Technical Institute System?" Total Estimated Debt Service of \$31,124,324 of which Principal is \$20,210,600, Estimated Interest at 6.75% over 15 years is \$10,913,724.
6	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$4,400,000 bond issue for sewerage facilities construction?" Total Estimated Debt Service of \$5,225,000 of which Principal is \$4,400,000, Estimated Interest at 6.25% over 5 years is \$825,000.
7	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$21,000,000 bond issue for highway, state and local bridges, harbor and airport improvements?" Total Estimated Debt Service of \$36,435,000 of which Principal is \$21,000,000, Estimated Interest at 7% over 20 years is \$15,435,000.
8	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$7,000,000 bond issue to provide funds that would be available, through grants and a loan fund, for programs serving persons with mental illness?" Total Estimated Debt Service of \$8,312,500 of which Principal is \$7,000,000, Estimated Interest at 6.25% over 5 years is \$1,312,500.
9	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$12,000,000 bond issue for detection and removal of asbestos and other health-related indoor air quality hazards in state facilities and public schools and removal of hazardous chemicals from public schools?" Total Estimated Debt Service of \$16,290,000 of which Principal is \$12,000,000, Estimated Interest at 6.50% over 10 years is \$4,290,000.
10	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$6,000,000 bond issue for cleaning up and closing solid waste landfills that pose a hazard to public health and to ground water quality?" Total Estimated Debt Service of \$7,125,000 of which Principal is \$6,000,000, Estimated Interest at 6.25% over 5 years is \$1,125,000.
11	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Shall a bond issue in the amount of \$15,000,000 be approved to enhance affordable housing opportunities for the people of the State of Maine?" Total Estimated Debt Service of \$20,362,500 of which Principal is \$15,000,000, Estimated Interest at 6.50% over 10 years is \$5,362,500.
12	<input type="checkbox"/>	<input type="checkbox"/>	CONSTITUTIONAL AMENDMENT "Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure the payment of mortgage loans for affordable housing for Maine citizens, not to exceed \$25,000,000 in the aggregate?"
13	<input type="checkbox"/>	<input type="checkbox"/>	REFERENDUM QUESTION "Do you approve of the agreement for the disposal of low-level radioactive waste proposed to be made with the Rocky Mountain Low-level Radioactive Waste Board whose member states are Colorado, Nevada, New Mexico and Wyoming for disposal of low-level radioactive waste at an existing facility in Beatty, Nevada?"

State of Maine
Office of
Secretary of State
Augusta, Maine 04333

Dear Citizen,

Ninety years ago "referendum" was the term used by reform movements throughout the world to denote the idea of putting issues directly to the people. Today, referenda and ballot questions allow you, the voter, to directly participate in governmental decision making by either directly deciding upon or legitimizing governmental policy.

With regard to democracy and citizen participation, Thomas Jefferson once commented that he knew of "no safe depository of the ultimate power of society but the people themselves," and he said, "If we think them not enlightened enough to exercise their control with a wholesome discretion, the remedy is not to take it from them, but to inform their discretion."

A central task of mine, as Maine's chief elections official, is to assist in doing precisely that — informing your discretion. That is to say — I want to provide you with as much information as possible regarding the constitutional amendment, bond issues and referenda questions to be voted on November 7, 1989.

Toward this end, my office, the State Treasurer and the Office of the Attorney General have worked together to provide you with this pamphlet explaining the bond issues and Constitutional Amendment which will be voted on this fall. It is our hope that this information will enable you to become aware of the issues and therefore to determine the position which you wish to support.

Enclosed you will find the legislative documents pertaining to each proposal, followed by a summary of the intent and content, an explanation of the significance of a vote for or against the measure, and the costs involved. I hope this information will be helpful to you, that you will study it thoroughly and that you will exercise your democratic privilege by voting on November 7, 1989.

Sincerely,

G. William Diamond

G. WILLIAM DIAMOND
Secretary of State

	INTENT AND CONTENT
1	This initiated legislation would establish a voluntary system of public financing of campaigns for the office of Governor of Maine. A public fund would be created by allowing each taxpayer to direct that \$1 of his or her annual State income tax be assigned for the purpose of financing gubernatorial election campaigns. A candidate for Governor may then obtain \$2 from the fund for each \$1 he or she receives in campaign contributions of \$250 or less provided that he or she agrees (1) not to spend more than \$400,000 in a primary election and \$600,000 in the general election, (2) not to accept campaign contributions from any entity other than a natural person, and (3) not to spend more than \$25,000 of his or her or his or her spouse's money on the campaign. Finally, in order to qualify for the contemplated public funding, a candidate must raise at least \$25,000 in amount of no greater than \$250 per contribution. Candidates who do not accept public funding under the legislation are not subject to any of the foregoing restrictions. A "YES" vote approves the establishment of the voluntary system of public financing of campaigns for Governor of Maine. A "NO" vote disapproves the establishment of the public financing system.
2	INITIATED BILL 1 This initiated resolution would authorize and direct the Governor to seek to persuade the United States government not to engage in the testing of cruise missiles in the air space of the State of Maine. A "YES" vote approves the resolution. A "NO" vote disapproves the resolution.
3A	Private & Special Law, 1989, C. 90 Part A INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$14,500,000 for the construction and renovation of correctional facilities. The bonds would run for a period not to exceed 10 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds of the bonds would be used for construction and renovation at the Maine Youth Center (\$5,020,000), Maine State Prison (\$4,510,000), Maine Correctional Center (\$200,000), Charleston Correctional Facility (\$100,000), Downeast Correctional Facility (\$100,000) and various pre-release centers (\$70,000), and for the construction of a new juvenile detention facility in Northern Maine (\$4,500,000). If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of \$14,500,000 for the construction and renovation of correctional facilities. A "NO" vote disapproves the bond issue.
B	Private & Special Law, 1989, C. 90 Part B INTENT AND CONTENT This Act would authorize the State to issue registered bonds in a total amount not to exceed \$35,000,000 for the construction and renovation of correctional facilities. The bonds would run for a period not to exceed 20 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds of the bonds would be used for building, repair or renovation of adult correctional facilities at the direction of the State Department of Corrections. If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of \$35,000,000 for the construction and renovation of correctional facilities. A "NO" vote disapproves the bond issue.
4	Private & Special Law, 1989, C. 75 as amended by Public Law, 1989, C. 600 INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$5,000,000 to raise funds to pay for the capital costs of the purchase of solid waste recycling equipment and facilities by regional and municipal organizations. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds of the sale of the bonds would be used to provide grants to solid waste regional commissions and associations and municipalities to pay for the capital costs associated with purchasing recycling equipment and facilities. The grants would be administered by the State Executive Director of the Maine Waste Management Agency. If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of a \$5,000,000 bond issue to fund regional and local purchases of solid waste recycling equipment and facilities. A "NO" vote disapproves the bond issue.
5	Private & Special Law, 1989, C. 85 as amended by Private & Special Law, 1989, C. 92 INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$20,210,600 to raise funds for a campus development planning study and capital improvements at all branches of the Maine Vocational-Technical Institute System. The bonds would run for a period of not longer than 15 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds of the sale of the bonds would be used to conduct a campus development planning study for all campuses of the Maine Vocational-Technical Institute System (\$100,000) and to make capital improvements at the seven Vocational-Technical Institutes in the State (\$20,110,600). The proceeds would be expended under the direction of the Trustees of the Maine Vocational-Technical Institute System. If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of a \$20,210,600 bond issue for a campus development planning study and capital improvements of the Maine Vocational-Technical Institute System. A "NO" vote disapproves the bond issue.
6	Private & Special Law, 1989, C. 80 INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$4,400,000 to raise funds for sewerage facilities. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds from the sale of the bonds would be used to construct sewerage treatment facilities. The proceeds would be expended under the direction of the State Commissioner of Environmental Protection. If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of a \$4,400,000 bond issue for sewerage treatment facilities. A "NO" vote disapproves the bond issue.
7	Private & Special Law, 1989, C. 72 INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$21,000,000 to raise funds to match available federal funds for highway, bridge, harbor and airport improvements. The bonds would run for a period of not longer than 20 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds of the bonds would be used to match available federal funds for highway and bridge improvements (\$17,000,000), harbor improvements (\$3,000,000), and airport improvements (\$1,000,000). If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of a \$21,000,000 bond issue for highway, bridge, harbor and airport improvements. A "NO" vote disapproves the bond issue.
8	Private & Special Law, 1989, C. 78 INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$7,000,000 to raise funds for the construction and maintenance of mental health facilities in the State. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds from the sale of the bonds would be used to provide low interest loans to community-based, nonprofit service organizations for the acquisition, construction or rehabilitation of mental health facilities (\$4,000,000) and to provide funds for emergency capital needs grants to such organizations (\$3,000,000). The loan and grant programs would be administered jointly by the Maine State Housing Authority and the State Department of Mental Health and Mental Retardation. If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of a \$7,000,000 bond issue for community-based mental health facilities. A "NO" vote disapproves the bond issue.
9	Private & Special Law, 1989, C. 69 as amended by Public Law, 1989, C. 596 INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$12,000,000 to raise funds for the removal of asbestos and the correction of other health-related indoor air quality problems in various public facilities. The bonds would run for a period of not longer than 10 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds from the sale of the bonds would be expended by the State to identify and correct health-related indoor air quality hazards in the facilities of the State government and Maine Vocational-Technical Institute System (\$2,000,000 total) and schools (\$10,000,000). The State shall determine the order in which air quality improvement projects shall be funded in accordance with a priority schedule set forth in the Act and applicable federal and state regulations. Hazards which may be addressed include asbestos, radon, and chemical and biological contaminants. If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of a \$12,000,000 bond issue for the identification and correction of asbestos and other health-related indoor air quality hazards in various public facilities. A "NO" vote disapproves the bond issue.
10	Private & Special Law, 1989, C. 81 INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$6,000,000 to raise funds for remediation and closure of solid waste landfills. The bonds would run for a period not to exceed 5 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds of the sale of the bonds would be used to provide grants to the municipalities of the State for the remediation and closure of solid waste landfills. The proceeds would be expended under the direction of the State Commissioner of Environmental Protection. If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of a \$6,000,000 bond issue for the remediation and closure of solid waste landfills. A "NO" vote disapproves the bond issue.
11	Private & Special Law, 1989, C. 84 INTENT AND CONTENT This Act would authorize the State to issue registered bonds in an amount not to exceed \$15,000,000 to raise funds for developing affordable housing. The bonds would run for a period not to exceed 10 years from the date of issue and would be backed by the full faith and credit of the State. The proceeds of the sale of the bonds would be used to provide grants and low interest loans to municipalities to provide for improvements to land, including necessary public works, for the development of affordable housing (\$4,000,000); low interest loans to municipalities for the acquisition of land for affordable housing (\$500,000); grants and loans for the restoration of single and multi-family houses, assistance to shelters for the homeless, removal of structures and creation of recreational and park areas (\$2,000,000); grants and loans to nonprofit housing corporations for the acquisition of land for affordable housing (\$4,500,000); funds to preserve low income and moderate income housing (\$3,000,000); and funds to capitalize the Mortgage Insurance Fund to develop affordable housing for low income and moderate income households (\$1,000,000). If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote. A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement. A "YES" vote approves the authorization of a \$15,000,000 bond issue for the development of affordable housing. A "NO" vote disapproves the bond issue.
12	Constitutional Resolution, 1989, C. 1 INTENT AND CONTENT The proposed amendment would authorize the Legislature to provide for the insurance of the payment of mortgage loans by Maine citizens in amounts not to exceed \$25,000,000 in the aggregate at any one time in order to encourage the availability of affordable housing in the State, and to appropriate funds and authorize the issuance of bonds to make such payments as are required by the insurance guarantees. By amending the Constitution, this provision would render unnecessary the approval of either the issuance of the insurance guarantees or the issuance of bonds to cover those guarantees by the voters of the State, as is currently required by the Constitution. A "YES" vote approves the amending of the State Constitution as proposed. A "NO" vote disapproves the proposed amendment.
13	Public Law, 1989, C. 589 INTENT AND CONTENT This Act places before the voters, as required by earlier initiated legislation, a contract negotiated by the Governor with the Rocky Mountain Low-level Radioactive Waste Board providing for the disposal of low-level radioactive waste generated in Maine for the period January 1, 1990 to December 31, 1992 at the Board's site in Beatty, Nevada. Under the terms of the contract, the cost of disposal will be borne by the generators of the waste (largely electrical power companies), and not by the taxpayers. Under the terms of existing federal law, the State is required, by January 1, 1990, to have a plan for the permanent disposal of low-level radioactive waste generated after December 31, 1992. This contract provides for the disposal of such waste in the interim. A "YES" vote approves the contract between the State of Maine and the Rocky Mountain Low-level Radioactive Waste Board for the disposal of low-level radioactive waste generated in Maine between January 1, 1990 and December 31, 1992. A "NO" vote disapproves the contract.

Municipal Records Board
State House Station 84
Augusta ME 04333
289-5790

MUNICIPAL RECORDS DESTRUCTION NOTICE

Between January 1, 1989 and December 31, 1989 the following records were destroyed according to the Municipal Records Disposition Schedule:

Record Series Title (See Schedule)	Inclusive Dates	Cubic Ft.
No records disposed of or destroyed in any way.		
Municipality	Date	Authorizing Signature
Union, Maine	1/17/90	Mary S. Sabino
		Title
		Town Clerk

D81

Please Return by January 31

MSA/MRB 195
April 1989



G. William Diamond
Secretary of State

Maine State Archives

*Department of
the Secretary of State*

December 8, 1989

Janet E. Waldron
Assistant Secretary of State

James S. Henderson
Maine State Archivist

Ms. Mary Sabins
Clerk, Town of Union
R.R. 3, Box 9265
Union, ME 04862

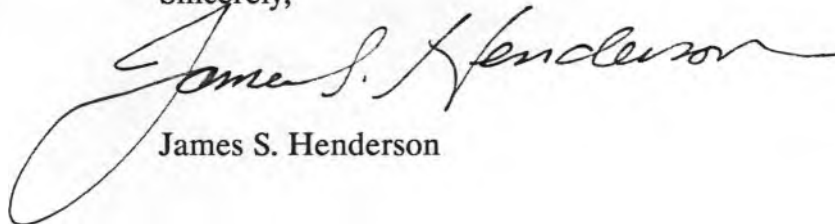
Dear Ms. Sabins:

As You know, the Rules for Disposition of Municipal Records require that each municipal clerk prepare an annual list of records disposed of under the authorized disposition schedule. A copy of this list must be filed with the Local Government Records Board, State House Station 84, Augusta, ME 04333 by January 31 for the preceding year.

Enclosed is the necessary form. Please list all record series (or segments of record series) destroyed by your office during 1989, inclusive dates, and amounts in cubic feet. You should retain the original list permanently, per the Rules, and mail the NCR copy to the Board.

Legislation took effect in late September replacing both the County Records Board and the Municipal Records Board with a new body, the Local Government Records Board. Until this new Board can meet for the first time (it is awaiting appointment of members by the Governor), the Rules for Disposition of County Records and Rules for Disposition of Municipal Records remain in effect.

Sincerely,



James S. Henderson



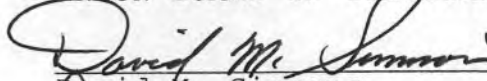
State House Station #84, Augusta, Maine 04333, Tel. (207) 289-5790

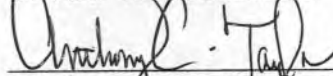
LAND USE ORDINANCE - REVISIONS (3/90)

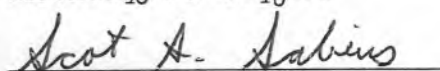
- ARTICLE 19. To see if the Town will vote to amend, under Definitions, page 31, in the Land Use Ordinance, the final sentence of the second paragraph of the definition of "SUBDIVISION" to read as follows: "Lots of forty (40) or more acres shall be counted as lots."
- ARTICLE 20. To see if the Town will vote to amend, on the Land Use Chart, page 10, in the Land Use Ordinance under "Bed and Breakfast establishments", the "NO" in the Residential district to be allowed with Planning Board (PB) approval.
- ARTICLE 21. To see if the Town will vote to amend Section 5,F,3, page 20, of the Land Use Ordinance to read as follows: "Before taking action on any appeal, the Board of Appeals shall hold a public hearing within forty-five (45) days, advertised in a newspaper of general circulation in the municipality at the expense of the applicant at least two (2) times, the date of the first publication to be at least seven (7) days prior to the hearing. The Board of Appeals shall notify, in writing, the Selectmen, the Planning board, the Code Enforcement Officer, and all abutting landowners of the property involved in the appeal, the nature of the appeal, and the time and place of the public hearing thereon. Failure to receive notice shall not invalidate the Board of Appeals decision."
(amendment is underlined)
- ARTICLE 22. To see if the Town will vote to amend Section 4,B,3, page 7, of the Land Use Ordinance by changing the amounts of permit fees as follows:
- Signs, accessory buildings, and other incidental uses - \$10.00
- Single-family residences and mobile homes - \$20.00
- Multi-family residences, apartment buildings, hotels, and motels - \$30.00 per unit
- Other commercial structures, mineral extraction, and storage - \$30.00

We, the Board of Selectmen, hereby certify to the proposed changes made in the Land Use Ordinance to be voted upon by the Town of Union's voters on March 12, 1990.

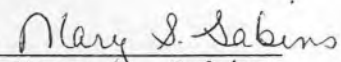
UNION BOARD OF SELECTMEN


David M. Simmons


Anthony C. Taylor


Scot A. Sabins

A TRUE COPY.

ATTEST: 
Mary S. Sabins
Town Clerk

REVISED VERSION

LAND USE ORDINANCE FOR THE TOWN OF UNION, MAINE

March 14, 1988

REVISED VERSION
LAND USE ORDINANCE FOR THE TOWN OF UNION, MAINE

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March 14, 1988

SECTION 1. TITLE

This Ordinance shall be known and may be cited as the "Land Use Ordinance of the Town of Union, Maine."

SECTION 2. PURPOSE AND ESTABLISHMENT OF DISTRICTS

A. PURPOSE

This Ordinance is designed for all the purposes of zoning embraced in the Maine Revised Statutes. Among other things, it is designed to encourage the most appropriate use of land throughout the municipality; to prevent the overcrowding of real estate; to prevent housing development in unsanitary areas; to conserve natural resources; to promote the land use goals reflected in the Town of Union Comprehensive Plan; and to provide for adequate public services and safety.

B. APPLICABILITY AND ESTABLISHMENT OF DISTRICTS

This Ordinance applies to all land within the Town of Union. For the purpose of the provisions in this Ordinance, the Town of Union is hereby divided into the following districts:

1. Commercial/Residential District - #1

A. Purpose

To preserve and protect historical and cultural structures and sites within the village common area. To provide for orderly business expansion and renovation while maintaining the present architectural style and small village ambiance desired as a goal in the Town of Union Comprehensive Plan.

2. Residential District - #2 (extends back 200 feet from center of right-of way)

A. Purpose

To protect existing residential development and to encourage compatible future development of essentially family residences.

3. Industrial District - #3

A. Purpose

To promote orderly development of manufacturing, processing, treatment, research, development of new products and distribution in accordance with performance standards established under SECTION 6. of this Ordinance.

4. Rural District - #4

A. Purpose

The historical and prevailing character of the Town of Union is rural. The purpose of establishing this district is to protect and preserve this natural, rural quality while providing for flexibility and innovative use of such lands in accordance with sound standards of development.

C. LAND USE MAPS

The above districts are shown on the Land Use Map filed in the Office of the Town Clerk. The Land Use Map and all future amendments thereto are hereby made a part of this Ordinance.

D. CONFLICT WITH OTHER ORDINANCES

Whenever the requirements of this Ordinance differ from the requirements of any other-lawfully adopted rules, regulations, ordinances, deed restrictions, or covenants, the more restrictive or that imposing the higher standard shall govern.

E. AMENDMENTS (This subsection in no way supersedes the right of initiative and referendum granted by Title 30, MRSA 2053.)

Amendments to this Ordinance shall be considered following petition, recommendation of the Planning Board, or motion of the Selectmen. All petitions for amendment of the Land Use Ordinance shall contain the recommendations (whether for or against) of the Planning Board.

Upon receiving a Petition, the Town Clerk shall notify the Planning Board of the proposed amendment within five (5) working days. The Planning Board, at its next regular or special meeting following notification from the Town Clerk, shall determine whether the proposed amendment is consistent with the Comprehensive Plan of the Town of Union. The Board shall indicate, within 30 days, in a written decision, whether a proposed amendment would be consistent with the Comprehensive Plan. The decision of the Planning Board may be appealed to the Board of Appeals within 30 days of the Planning Board's decision.

If the Planning Board finds the proposed amendment to be inconsistent with the Comprehensive Plan, unless overruled by the Board of Appeals or the Superior Court, such article shall not be considered by the Town Meeting until the Comprehensive Plan shall be amended in such a manner that the proposed Land Use amendment would be consistent with the amended Comprehensive Plan. The Town may consider the proposed Land Use amendment and the proposed amendment to the Comprehensive Plan simultaneously.

If the Planning Board finds that the proposed amendment to the Land Use Ordinance is consistent with the Union Comprehensive Plan, the Board shall hold a public hearing on the proposed amendment. The hearing shall be advertised seven (7) days in advance, such notice to

be posted in the manner provided for Town Meetings. In addition, public notice shall be published twice in a newspaper of general circulation in the Town of Union. The date of first publication shall be at least seven (7) days next prior to the date of the public hearing. Following the public hearing, the Planning Board shall forward its recommendation in writing to the Board of Selectmen.

No less than ten (10) days prior to an annual or special town meeting, the Selectmen shall hold a public hearing on the proposed amendment to the Land Use Ordinance. The proposed amendment shall be attested and posted in the manner provided for Town Meetings, not less than seven (7) days prior to the scheduled hearing. In addition, public notice shall be published twice in a newspaper of general circulation in the Town of Union. The date of the first publication shall be at least seven (7) days next prior to the date of the public hearing.

One copy of the proposed ordinance or amendment thereto shall be certified by the municipal officers to the Town Clerk at least seven (7) days prior to the day of the election or Town Meeting, to be preserved as a public record, and copies and shall be available at that time for distribution to the voters by the Town Clerk, as well as at the time of the Town Meeting.

The subject matter of the proposed ordinance or amendment thereon may be reduced to the question:

"Shall an Ordinance or Amendment entitled _____ be enacted?"

Each ordinance or amendment shall be on file with the Town Clerk and shall be accessible to any member of the public. Copies shall be made available to any member of the public, at a reasonable cost, at the expense of the person making the request. Notice of availability of the ordinance or amendment shall be posted.

F. EFFECTIVE DATE, REPEAL

This Land Use Ordinance shall be enacted and be of full force and effect on the day following the date of approval of this Ordinance by the voters of the Town of Union at a Town Meeting, and any Land Use Ordinance of the Town of Union in effect prior to the date of enactment of this Land Use Ordinance shall be repealed as of that date.

G. SEPARABILITY

In the event that any section, subsection, or provision of this Ordinance is declared invalid for any reason by any competent court, or is not adopted by the voters of the Town, such a decision shall not affect the validity of any other section, subsection, or provision of this Ordinance.

H. CONFORMITY

1. Unless otherwise set forth on the Land Use Map, District Boundary Lines are:
 - a. Property lines
 - b. Centerlines of streets, roads, and rights-of-ways
 - c. Boundaries of Districts as defined.

Where uncertainty exists as to the exact location of District boundary lines, the Board of Appeals shall be the final authority as to location.

SECTION 3. NONCONFORMANCE

A. PURPOSE

The purpose of this article is to regulate nonconforming lots, uses, and structures as defined in this Ordinance such that they can be reasonably developed, maintained or repaired, or changed to other less nonconforming or to conforming uses.

B. DEFINITIONS

NONCONFORMING LOT: A single lot or record which, at the effective date of adoption or amendment of this Ordinance, does not meet the minimum lot area, lot area per dwelling unit, lot coverage, or frontage requirements of the District in which it is located. It is allowed solely because it was in lawful existence at the time this Ordinance or subsequent amendments took effect.

NONCONFORMING STRUCTURE: A structure that does not meet the setback or height standards of the District in which it is located. It is allowed solely because it was in lawful existence at the time this Ordinance or subsequent amendments took effect.

NONCONFORMING USE: A use of premises that is not permitted in the District in which it is located but which is allowed to remain solely because it was in lawful existence at the time this Ordinance or subsequent amendments took effect.

C. NONCONFORMING LOTS

1. Vacant Lots.
 - a. A nonconforming lot may be built upon provided that such a lot is in separate ownership and not contiguous with any other lot in the same ownership, and that all provisions of this Ordinance except lot size and frontage can be met. Variance of other requirements shall be obtained only by action of the Board of Appeals.

- b. If two or more vacant, contiguous lots are in the same ownership of record at the time of adoption or amendment of this Ordinance, and if these lots do not individually meet the dimensional requirements of this Ordinance, the lots shall be combined to the extent necessary to meet the dimensional standards, except:
 - 1. where the contiguous lots front onto different streets;
or
 - 2. the lots were legally created and recorded in an approved subdivision plan.

No division of any lot may be made which leaves the lot's frontage or area below the minimum requirements of this Ordinance or which worsens an existing nonconforming situation.

2. Lots with Structures

- a. If two or more contiguous lots or parcels are in the same ownership of record at the time of adoption or amendment of this Ordinance, if all or part of the lots do not meet the applicable area and dimensional requirements, and if a principal use exists on each lot, or if the lots were legally created and recorded before the adoption of this Ordinance, and any amendment thereto, the nonconforming lots may be conveyed separately or together, providing all other State law and local Ordinance requirements are complied with.
- b. Contiguous nonconforming lots of record which, at the effective date of adoption or amendment of this ordinance, are the site of permitted accessory structures shall conform to the provisions of Section 3. B. 1. b.

D. NONCONFORMING STRUCTURES

1. Maintenance and Enlargement

A structure in existence as of the effective date of adoption or amendment of this Ordinance that does not meet the height or yard requirements may be repaired, maintained, and improved. It may be enlarged and/or accessory structures may be added to the site without a variance, provided that:

- a. the enlargement or accessory structure itself meets the height requirements of the District in which it is located;
- b. that the enlargement or accessory structure in combination with the existing structure does not exceed the prescribed maximum lot coverage; and

- c. the enlargement or accessory structure itself meets the setback requirements of the District or, if located within the same yard area as the nonconforming structure, is no closer to the front, side, or rear lot line than the nonconforming structure and contains no more than 25 percent of the ground floor area of the nonconforming structure.
- d. No structure which is less than the required setback from the normal high water mark shall be expanded so that any portion of the structure is closer to the high water mark than the existing structure. No accessory structure shall be located within the required setback from the normal high water mark.

2. Reconstruction

Any nonconforming building or structure which is hereafter damaged or destroyed by fire or any cause, other than the willful act of the owner or his agent, may be restored or reconstructed in conformity with its original dimensions and used as before twelve (12) months of the date of said damage or destruction, provided, however, that such reconstruction and use shall not be more nonconforming than the prior nonconforming building, structure, or use. Nothing in this section shall prevent the demolition of the remains of any building damaged or destroyed.

E. NONCONFORMING USES

1. Continuance. The use of land, building, or structure, lawful at the time of adoption or amendment of this Ordinance, may continue although such use does not conform to the provisions of this Ordinance, except as provided in Paragraph 3 below.
2. Resumption. Whenever a nonconforming use of land and/or structure is superseded by a permitted use, such structure and/or land shall thereafter conform to the provisions of this ordinance and the nonconforming use shall not thereafter be resumed.
3. Discontinuance. A nonconforming use which is discontinued for a period of two years shall not be resumed. The uses of the land, building, or structure shall thereafter conform to the provisions of this Ordinance.
4. Expansion of Use

A nonconforming use, including a nonconforming outdoor use of land, shall not be extended or expanded in area or function.

F. TRANSFER OF OWNERSHIP

Ownership of nonconforming lots, structures, and/or uses as defined in this Ordinance may be transferred without loss of their lawful but nonconforming status.

SECTION 4. ADMINISTRATION

A. CREATION OF ADMINISTERING BODIES AND AGENTS

1. CODE ENFORCEMENT OFFICER: "The municipal officers shall annually, by July 1, appoint or reappoint a code enforcement officer. The municipal officers may appoint the planning board to act as the code enforcement officer." (from state statutory guidelines set forth in Title 38, Section 441).
2. BOARD OF APPEALS: Municipal officers appoint five (5) regular members and two (2) associate members for terms of no more than five (5) years.

B. PERMITS REQUIRED

1. After the effective date of this Ordinance, no person shall engage in any use of land requiring a permit in the District in which it would occur, or expand, or change an existing nonconforming use without first obtaining a permit issued by the Code Enforcement Officer.
2. Pending Application for Building Permits. Nothing in this Ordinance shall require any change in the plans, construction, size, or designated use for any building, structure, or part thereof for which a building permit has been made, or a building permit has been issued, or upon which construction commenced prior to the adoption or amendment of this Ordinance, provided construction shall start within six (6) months or one hundred eighty (180) days after the issuance of such permit.
3. Building Permits. No building or other structure shall be erected, moved, added to, or structurally altered without a permit therefore issued by the Code Enforcement Officer. No building permit shall be issued except in conformity with the provisions of this Ordinance, except after written order from the Board of Appeals. Permit fees (one time only) shall be set in the amounts that follow:

Signs, accessory buildings, and other incidental uses - \$7.00

Single family residences and mobile homes - \$15.00

Multifamily residences, apartment buildings, hotels, and motels - \$25.00 per unit

Other commercial structures, mineral extraction, and storage - \$25.00

4. Plumbing Permits. No land use permit or building permit shall be issued which involves any construction, installation, or alteration of plumbing facilities, waste water, or sewage disposal facilities unless a permit for such, issued by appropriate authority, has been secured by the applicant or his agent, according to the requirements of this Ordinance.

C. APPLICATIONS

1. All applications, fee schedules, and applicable procedures and governing ordinances are available at the Union Town Office.
2. Receipts for completed applications and fees will be issued by the Office of the Town Clerk or the Union Planning Board as governed by Town Ordinance.
3. All applications for permits shall be submitted in writing. All applications for building permits shall include the location and dimensions of the proposed structure or alteration and the proposed sewage system as certified by a licensed site evaluator or plumbing inspector. The Planning Board may require the submission of whatever information is necessary to determine conformance with the provisions of this Ordinance.

D. PERMIT APPROVALS

1. In all districts, the approval of building permit applications shall be subject to evidence of satisfactory subsurface soil conditions for drainage and sewage disposal; to all applicable State and local codes for health, plumbing, sanitation, conservation, and pollution abatement; and that there is a valid plumbing permit.
2. Permits shall not be denied if the proposed use is found to be in conformance with the provisions of this Ordinance. All permits shall either be approved or denied within thirty (30) days of receipt of a completed application and any additional requested information.
3. The permit must be exercised within twelve (12) months of approval and the permit expires twenty-four (24) months after issuance. A permit may be renewed subject to the provisions of this Ordinance for an additional twenty-four (24) months.
4. Permits Issued by the Code Enforcement Officer. The Code Enforcement Officer shall approve or deny those applications on which he is empowered to act under provisions of this Ordinance. Approval shall be granted only if the proposed use is in conformance with the provisions of this Ordinance.
5. Permits Issued by the Planning Board. The Planning Board shall approve or deny those applications on which it is empowered to act under provisions of this Ordinance. The Planning Board may, after submission of a completed application, including all information requested, grant a permit if it makes a positive finding, except as specifically exempted in this Ordinance, that proposed use:
 - a. will not result in unsafe or unhealthful conditions;
 - b. will not result in erosion or sedimentation;

- c. will not result in water pollution;
 - d. will not result in damage to spawning grounds, fish/aquatic life, bird and other wildlife habitat;
 - e. will conserve shoreland vegetation;
 - f. will conserve visual points of access to waters as viewed from public facilities;
 - g. will conserve actual points of public access to waters;
 - h. will conserve natural beauty;
 - i. will avoid problems associated with flood plain development and use;
 - j. will be in conformance with the provisions of Section 2, Town of Union Shoreland Zoning Ordinance;
 - k. is accompanied by legally written assurances (and bonds, if applicable) that appropriate performance standards will be carried out; and
 - l. that no new commercial or industrial enterprise or expansion of an existing enterprise shall be permitted if by reason of smoke, fumes, dust, gas, vibration, heat, glare, vapors, electrical disturbance, noise levels greater than 75 decibels at a distance of 100 feet, heavy metals, toxicity, or other polluting factors, or for any other health or sanitation reason if it is detrimental to the well-being of the Town or adjacent properties.
6. Conditions. Permits granted under this Ordinance may be made subject to reasonable conditions to ensure compliance with the purposes and provisions of this Ordinance.

Land Use Ordinance
for the Town of Union, Maine
Page 10

KEY: Yes = Allowed
No = Prohibited
CEO = Requires a permit issued by the Code Enforcement Officer
PB = Requires a permit issued by the Planning Board
* = Subject to specific Land Use Standards

LAND USES	DISTRICTS			
	COMMERCIAL/ RESIDENTIAL	RURAL	RESIDENTIAL	INDUSTRIAL
Single family dwelling	CEO	CEO	CEO	NO
Two-family dwelling (duplex)	CEO	CEO	CEO	NO
Accessory residential uses including home occupations*	CEO	CEO	CEO	NO
Mobile homes	CEO	CEO	NO	NO
Apartments*	CEO	CEO	CEO	NO
Conversion of existing dwellings to apartments*	CEO	CEO	CEO	NO
Group homes/boarded homes*	CEO	CEO	CEO	NO
Convalescent homes*	CEO	CEO	CEO	NO
Agriculture	CEO	YES	CEO	YES
Horticultural uses	CEO	YES	CEO	YES
On-site sale of products	CEO	YES	CEO	YES
Flea markets/yard sales	YES	YES	YES	NO
Campgrounds*	NO	CEO	CEO	NO
Retail and wholesale business services	CEO	CEO	CEO	CEO
Business and professional offices*	CEO	CEO	CEO	CEO
Commercial outdoor recreation	CEO	CEO	NO	NO
Restaurants		CEO	NO	CEO
Motels	CEO	CEO	NO	NO
Outdoor sales and storage*		YES	YES	YES
Bed and breakfast		CEO	NO	NO
Manufacturing*	NO	PB	NO	PB
Processing and treatment*	NO	PB	NO	PB
Warehousing*	NO	PB	NO	PB
Research facilities	NO	PB	NO	PB
Uses accessory to manufacturing, processing, and treatment*	NO	PB	NO	PB
Public buildings	CEO	CEO	CEO	CEO
Schools (public and private)	CEO	CEO	CEO	NO
Public utility buildings	CEO	CEO	CEO	CEO
Semi-public buildings	CEO	CEO	CEO	NO
Churches	CEO	CEO	CEO	NO
Other religious facilities	CEO	CEO	CEO	NO
Cemeteries	CEO	CEO	CEO	NO
Excavation for processing and storage of soil, loam, sand, gravel, rock, and other mineral deposits	NO	PB	NO	PB
Cluster housing	PB	PB	PB	NO
Junkyards	NO	PB	NO	PB

SECTION 5. REGULATIONS PERTAINING TO ALL DISTRICTS

- A. No land may be used for refuse disposal facilities except by the Town of Union. The Town reserves the right to regulate any commercial refuse disposal facility in accordance with the Town of Union Hazardous Waste Ordinance.
- B. When essential for public traffic safety, property owners will be required to keep vegetation, signs, or other obstructions below three (3) feet from ground level in the required setback. Billboards are prohibited.

C. DIMENSIONAL REQUIREMENTS

	<u>Residential</u>	<u>Rural</u>	<u>Commercial/ Residential</u>	<u>Industrial</u>
Minimum lot size (sq. ft.)				
w/ own sewer system	40,000	60,000	40,000	120,000
w/ public sewer system	20,000	-----	20,000	120,000
Minimum lot size per multifamily dwelling (sq. ft.)				
first dwelling unit	40,000	60,000	40,000	N/A
each additional unit	20,000	30,000	20,000	
Minimum lot size for cluster housing	20,000	20,000	20,000	N/A
Minimum street frontage	100 ft.	150 ft.	150 ft.	250 ft.
Minimum front yard from edge of right-of-way*	25 ft.	30 ft.	90 ft.	100 ft.
Minimum side and rear yard	15 ft.	20 ft.	30 ft.	50 ft.
Maximum building height**				
residential	35 ft.	35 ft.	35 ft.	N/A
nonresidential	50 ft.	50 ft.	50 ft.	50 ft.
Maximum lot coverage by buildings	20%	10%	20%	2 sq. ft. of open space for each sq. ft. of floor space

*Where a proposed structure is abutted on both sides by structures whose setback is less than that required, the Planning Board may reduce the setback to that of the abutting structures, but in no case to less than ten (10) feet from the edge of the right-of-way. The front yard setback shall be required for each yard abutting a right-of-way. After the effective date of this amendment (March 14, 1988), up to two

new "back lots" (without road frontage) may be created from any preexisting lot of record grandfathered under Section D. 1. of this Ordinance, provided they:

1. conform to the minimum lot size required in the district;
2. are at least as wide as the road frontage dimension normally required in the district; and
3. are accessed by a minimum twelve (12) foot wide driveway containing eighteen (18) inches of gravel, drainage ditches, and culverts at appropriate points within a deeded right-of-way which is not less than fifty (50) feet wide and provided the creation of said right-of-way does not leave the original lot nonconforming in terms of area or frontage.

****Features of buildings or structures not intended for human habitation, such as chimneys, ventilators, towers, and spires may exceed these heights, but shall be set back from all lot lines a distance not less than the height of such feature of structure.**

D. LAND USE STANDARDS

Purpose. The standards contained in this section are intended to allow various uses to be accommodated without detriment to neighboring uses and properties.

1. **Accessory Buildings.** No garage or other accessory building shall be located in a required front yard. Accessory buildings not exceeding ten (10) feet in height may be located not less than ten (10) feet from side or rear lot lines. Accessory buildings exceeding ten (10) feet in height shall be located not less than one foot from the side or rear lot lines for each foot of height.
2. **Apartment Conversions.** A single-family dwelling may be converted to no more than three dwelling units per lot, provided:
 - a. Exterior alterations shall be limited to those required to comply with applicable health, building, and fire safety codes and shall not substantially alter the single-family appearance of the residence.
 - b. All dimensional requirements for single-family dwelling units shall be met.
 - c. If not connected to a public sewer system, the lot must contain sufficient area and suitable soil conditions for on-site disposal in accordance with the Maine State Plumbing Code, Part 2.

- d. Each unit shall contain the following minimum living areas:

Efficiency or studio apartment	300 sq. ft.
1-bedroom apartment	400 sq. ft.
2-bedroom apartment	550 sq. ft.
3-bedroom apartment	700 sq. ft.
4-bedroom apartment	850 sq. ft.
- e. Off-street parking shall be provided in accordance with this Ordinance.
- f. No parking shall be located within the required yard areas.
- 3. Campgrounds. Campgrounds shall conform to the provisions of Section 11. C., Shoreline Zoning Ordinance for the Town of Union.
- 4. Convalescent Homes. Convalescent homes, including nursing homes, extended care facilities, and other facilities primarily for the elderly or those requiring nursing care shall conform to the following:
 - a. New buildings shall be no higher than one story, 25 feet in height.
 - b. Existing buildings shall not be used for human occupancy above the second story.
 - c. All convalescent homes shall meet State Fire Safety Regulations.
 - d. Lots shall meet all requirements for single-family dwellings.
 - e. No parking shall be located within the required yard areas.
- 5. Group Homes/Boarding Homes. Group Homes/Boarding Homes providing full-time staffing and residential facilities for short and long-term occupancy by those not requiring nursing care shall conform to the following:
 - a. New buildings shall be no higher than two stories, 35 feet in height, and no group home shall be used for human occupancy above the second story.
 - b. All Group Homes/Boarding Homes shall meet State Fire Safety Regulations.
- 6. Excavation, Processing and Storage of Soil, Loam, Sand, Gravel, Rocks, and Other Mineral Deposits.
 - a. All operations shall be conducted in accordance with the provisions of Section 11. F. and O., Shoreland Zoning Ordinance for the Town of Union.

- b. No below-grade excavation shall occur within thirty (30) feet of any lot line. Natural vegetation shall, to the extent possible, not be removed or disturbed within the thirty (30) foot setback from all lot lines.
 - c. Finished slopes of excavations, except in rock, shall be no steeper than two (2) feet horizontally to one (1) foot vertically (2:1) and shall be loamed with not less than four (4) inches of topsoil and seeded and mulched to prevent erosion.
 - d. Removal of sod, loam, or topsoil shall leave not less than four (4) inches of topsoil. Where sand, gravel, or other minerals are to be removed, sufficient topsoil shall be stockpiled to permit compliance with c. above.
 - e. No excavation, filling, or storage of materials shall occur within thirty (30) feet of the bank of any permanently flowing watercourse or of any pond or lake. No excavation shall result in standing water unless in conformance with a final grading plan approved by the Planning Board.
7. Home Occupations. Home Occupations shall include occupations or professions carried out in a dwelling unit or accessory building to the dwelling unit; carried on by a person or persons residing in the dwelling unit; and clearly incidental and secondary to the residential use of the dwelling unit. Home Occupations shall conform to the following:
- a. Where located within three hundred (300) feet of an existing dwelling, the occupation or profession shall be carried on wholly within the dwelling unit or accessory building(s) on the premises.
 - b. Off-street parking shall conform to the off-street parking and loading requirements of this Ordinance.
 - c. No nuisance, offensive noise, vibration, smoke, dust, odors, heat, or glare shall be generated.
8. Manufacturing, Warehousing, Research Facilities. Where located adjacent to residential lots, Manufacturing, Warehousing, and Research Facilities shall conform to the following:
- a. Side and rear yard setbacks shall be not less than fifty (50) feet, of which not less than twenty (20) feet shall be maintained as yard space.
 - b. No parking or outdoor storage shall be located within the required twenty (20) foot yard area.
 - c. All outdoor storage of material, goods, or vehicles shall be screened from view from adjacent residential lots, as required for off-street parking and loading spaces.

9. Multifamily Dwelling Units (other than apartment conversions). Multifamily Dwelling Units, other than duplexes, shall conform to the following:
 - a. The minimum road frontage shall be two hundred (200) feet.
 - b. The minimum setback from all lot lines shall be thirty (30) feet.
 - c. Lots and Multifamily Dwelling Units shall meet all other dimensional requirements for the District in which they are located.
 - d. No building shall contain more than ten (10) dwelling units.
 - e. All units shall be connected to a common water supply and distribution system, either public or private.
 - f. All units shall be connected to a public sewer system, if available, or to a central collection and treatment system in accordance with the Maine State Plumbing Code.
10. Off-Street Parking and Loading Requirements.
 - a. Basic Requirement. In any District where permitted, no use of premises shall be authorized or extended and no building or structure shall be constructed or enlarged unless there is provided for such construction, extension, or enlargement, off-street automobile parking space within three hundred (300) feet of the principal building, structure, or use of the premises, in accordance with the following schedule of parking requirements. An area of two hundred (200) square feet appropriate for the parking of an automobile, exclusive of maneuvering space shall be considered as one off-street parking space. No required parking space shall, for the purpose of this Ordinance, serve more than one use. No off-street parking facility shall have more than two entrances and exits on the same street, and no entrance or exit shall exceed twenty-six (26) feet in width. Parking areas with more than two parking spaces shall be so arranged that vehicles can be turned around within such areas and are prevented from backing into the street.
 - b. Schedule of Minimum Off-Street Parking Requirements.
 1. Two (2) spaces per dwelling unit.
 2. One (1) space for each sleeping room in a tourist home, boarding or lodging house, motel, hotel, or bed-and-breakfast establishment.
 3. One (1) space for each recreational vehicle, tent, or shelter site in a campground.
 4. One (1) space for each four (4) beds for institutions devoted to the board, care, or treatment of persons.

5. One (1) space for each one hundred fifty (150) square feet or fraction thereof of floor area of any retail, wholesale, or service establishment, office, or professional building.
 6. One (1) space for each three (3) seats, permanent or otherwise, for patron use for restaurants and other places serving food or beverage and for theaters, auditoriums, and other places of amusement or assembly.
 7. One (1) space for each person employed or anticipated to be employed on the largest shift for all types of commercial, industrial, or other permitted uses.
 8. Adequate space shall be provided to accommodate customers, patrons, and employees at automobile service stations, drive-in establishments, open-air retail businesses and amusements, and other permitted uses not specifically enumerated.
- c. Off-Street Loading. In any District where permitted, commercial or industrial uses shall provide, if necessary, off-street parking facilities located entirely on the same lot as the building or use to be served so that trucks, trailers, and containers shall not be located for loading or storage upon any public way.
- d. Landscaping. Required loading and parking spaces for nonresidential uses, where not enclosed within a building, shall be effectively screened from view by a continuous landscaped area not less than eight (8) feet in width containing evergreen shrubs, trees, fences, walls, berms, or any combination thereof forming a visual barrier not less than six (6) feet in height along exterior lot lines adjoining all residential properties, except that driveways shall be kept open to provide visibility for vehicles entering and leaving.
11. On-Site Sale of Products. Agricultural or horticultural products, the major portion of which is grown or produced on the premises, may be sold from a stand not exceeding one hundred (100) square feet in area. A larger sales building shall be considered a retail or wholesale business.
 12. Public Buildings. Public Buildings shall conform to the applicable off-street parking and loading requirements and to the land use standards applicable to similar privately operated facilities.
 13. Public Utility Buildings. Public Utility Buildings shall conform to the applicable off-street parking and loading requirements. Offices shall conform to the Land Use Standards for Retail and Wholesale Business, Services, Business and Professional Offices and Commercial Outdoor Recreation. Storage, manufacturing, and research uses shall conform to the Land Use Standards for Manufacturing, Warehousing, and Research Facilities and/or Outdoor as applicable.

14. Restaurants, Motels, Outdoor Sales, and Storage.

a. Restaurants shall conform to the following:

1. Lots shall meet all requirements for single-family dwellings.
2. No parking shall be located within ten (10) feet of any lot line.
3. Refuse containers not within a building shall be placed not less than thirty (30) feet from any lot line and shall be screened from view and maintained so as to prevent access by flies and vermin.
4. Restaurants serving "take-out" food or providing outdoor dining on the premises shall provide suitable waste receptacles for use by customers.

b. Motels shall conform to the following:

1. Lots shall meet all requirements for single-family dwellings and shall have an area of not less than five thousand (5000) square feet per sleeping room.
2. New buildings shall be no higher than one story, 25 feet in height.
3. No parking shall be located within ten (10) feet of any lot line.

c. Outdoor Sales and Storage shall conform to the following:

1. Lots shall meet all requirements for single-family dwellings.
2. No parking or storage shall be located within twenty (20) feet from any lot line.
3. All outdoor storage of material, goods, or vehicles shall be screened from view from adjacent residential lots, as required for off-street parking and loading spaces.

15. Retail and Wholesale Business, Services, Business and Professional Offices and Commercial Outdoor Recreation. Where located adjacent to residential lots, Retail and Wholesale Business, Services, Business and Professional Offices and Commercial Outdoor Recreation shall conform to the following:

- a. Side and rear yard setbacks shall be not less than thirty (30) feet, of which not less than ten (10) feet shall be maintained as yard space.
- b. No parking or outdoor storage shall be located within ten (10) feet of any lot line.

- c. All outdoor storage of material, goods, or vehicles shall be screened from view from adjacent residential lots as required for off-street parking and loading areas.
16. Schools, Public and Private, Semipublic Buildings, Churches and Other Religious Facilities, and Cemeteries. These uses shall conform to the following:
- a. Side and rear yard setbacks shall be not less than thirty (30) feet, of which not less than ten (10) feet shall be maintained as yard space.
 - b. No parking or outdoor storage shall be located within the required ten (10) foot yard area.
 - c. Applicable off-street parking and loading requirements shall be met, except that no off-street parking shall be required for cemeteries.
17. Signs. The following provisions shall govern the use of signs in all but Shoreland Districts:
- a. Signs relating to goods and services sold on the premises shall be permitted, provided such signs shall not exceed twenty (20) square feet in area and shall not exceed two (2) signs per premises. Signs relating to goods and services not rendered on the premises shall be prohibited.
 - b. No sign shall extend higher than twenty (20) feet above the ground.
 - c. Signs may be illuminated only by exterior shielded, nonflashing lights.
 - d. Temporary signs shall be allowed for special events for a period not to exceed thirty (30) consecutive days in a twelve (12) month period.
 - e. Any sign in existence as of the effective date of the amendment of this Ordinance shall be grandfathered.
 - f. The Appeals Board may, upon written application of the affected landowner(s), grant a variance from the strict application of this Ordinance.
18. Flea Markets. An outdoor market selling antiques, used household goods, curios, and the like.
19. Yard Sales or Garage Sales. A sale of used household goods, curios, and the like. Yard or garage sales, as distinguished from flea markets, shall be considered to be accessory uses under this Ordinance.

E. ENFORCEMENT

1. Any violation of this Ordinance shall be deemed to be a nuisance.

2. Code Enforcement Officer. It shall be the duty of the Code Enforcement Officer to enforce the provisions of this Ordinance. If the Code Enforcement Officer shall find that any provision of this Ordinance is being violated, he shall notify in writing the person(s) responsible for such violation, indicating the nature of the violation and ordering the action necessary to correct it, including discontinuance of illegal use of land, buildings, structures, or work being done, removal of illegal buildings or structures, and abatement of nuisance conditions. A copy of such notices shall be maintained as a permanent record.
3. Legal Actions. When the above action does not result in the correction or abatement of the violation or nuisance condition, the Municipal Officers, upon notice from the Code Enforcement Officer, are hereby authorized and directed to institute any and all actions and proceedings, either legal or equitable, including seeking injunctions of violations and the imposition of fines that may be appropriate or necessary to enforce the provisions of this Ordinance in the name of the municipality.
4. Penalties. The monetary penalties for violations of this Ordinance shall be as follows:
 - a. The minimum penalty for starting construction or undertaking a land use activity without the required permit shall be \$100.00 and the maximum penalty shall be \$2,500.00.
 - b. The minimum penalty for any other specific violation shall be \$100.00 and the maximum penalty shall be \$2,500.00.

In all other respects, assessment of penalties under this Ordinance shall be in accordance with Title 38 MRSA, Section 429, and Title 30 MRSA, Section 4966. Each day a violation continues may be counted as a separate offense. Assessment of penalties shall commence on the date of issuance of a Notice of Violation signed by the Code Enforcement Officer (Selectmen) to the person or party in violation of this Ordinance. Return of the receipt indicating that the notice was undeliverable as addressed or otherwise not delivered to the person or party shall not in any respect invalidate enforcement of this Ordinance or any penalties for violation thereof. In addition to the penalties provided herein, the Town may bring action in Superior Court to enjoin violation of the Ordinance and for such other relief as the law may provide.

F. APPEALS AND VARIANCE APPLICATIONS

1. The Board of Appeals shall hear and decide upon applications in specific cases where the relaxation of the terms of this Ordinance would not be contrary to the public interest and where, owing to conditions peculiar to the property and not the result of the action of the applicant, a literal enforcement of this Ordinance would result in undue hardship. Variance applications shall be in writing to the Board of Appeals in sufficient detail with sketches and measurements as may be necessary for the Board of Appeals to render its decision.

2. In all cases, a person aggrieved by a decision of the Code Enforcement Officer and/or Planning Board shall commence an appeal within thirty (30) days after said decision is rendered.
3. Before taking action on any appeal, the Board of Appeals shall hold a public hearing within forty-five (45) days, advertised fourteen (14) days in advance in a newspaper with local circulation at the expense of the applicant. The Board of Appeals shall notify, in writing, the Selectmen, the Planning Board, the Code Enforcement Officer, and all abutting landowners of the property involved in the appeal, the nature of the appeal, and the time and place of the public hearing thereon. Failure to receive notice shall not invalidate the Board of Appeals decision.
4. The Board of Appeals may grant a variance only where strict application of this Ordinance would result in "undue hardship" to the petitioner. A variance shall not be granted to permit a use of structure otherwise prohibited by the Ordinance. "Undue hardship" shall mean:
 - a. that the land in question cannot yield a reasonable return unless a variance is granted;
 - b. that the need for a variance is due to the unique circumstances of the property and not to general conditions in the neighborhood;
 - c. that the granting of a variance will not alter the essential character of the locality; and
 - d. that the hardship is not the result of action taken by the applicant or a prior owner.
5. Appeals to Superior Court. The appeal may be taken within thirty (30) days after any decision is rendered by the Board of Appeals by any party to Superior Court in accordance with State law.

SECTION 6. GENERAL STANDARDS OF PERFORMANCE

A. ENVIRONMENTAL

1. Suitability of Soils
 - a. In all Districts, the approval of building permit applications shall be subject to written evidence of satisfactory subsurface soil conditions. The Maine State Plumbing Code requirements shall be met.
 - b. The requirements and standards of the State of Maine Department of Environmental Protection shall be met.
2. Preservation of Landscape
 - a. No person shall perform any act or use the land in such a manner which would cause significant erosion.

- b. The following are desired to be preserved: Prime Soils, as defined by the Soil Conservation Service; Unique Prime Soils, defined as Prime Blueberry Land by the Soil Conservation Service; land in agricultural production; land with historic value; and land with noted scenic qualities. Any development of any of the above lands will be carefully scrutinized by the Planning Board and preference concerning subdivisions will be given to clustering proposals with open lands left open and the scenic or historic qualities of the site preserved with natural screening.

3. Land Not Suitable for Development

- a. Land which is situated below the normal high water mark of any water body.
- b. Land which is located within the 100-year frequency flood plain as identified by the Federal Emergency Management Agency or the Department of Housing and Urban Development, Flood Insurance Administration, unless the application shows written proof through materials prepared by a Registered Land Surveyor that the property in question lies at least two (2) feet above the 100-year flood level. The elevation of fill or made land shall not be considered.
- c. Land which is part of a right-of-way or easement, including utility easement.
- d. Land which has a water table within ten (10) inches of the surface for at least three (3) months of the year as identified by the Knox-Lincoln County Soil Survey. The Board may use such lands in the lot area calculations if municipal sewage collection and treatment is provided and if the lot(s) are to be deed-restricted to prohibit buildings with basements or require basement floor levels one (1) foot above the seasonal water table.

4. Mineral Extraction, Processing, and Storage

Topsoil, rock, minerals, sand gravel, and similar earth materials may be removed for commercial purposes from locations where permitted under the terms of this Ordinance only after a permit for such operations has been approved by the Planning Board and issued by the Code Enforcement Officer, provided that:

- a. Specific plans are established to avoid hazards from excessive slopes or standing water. Where an embankment must be left upon completion of operations, it shall be at a slope not steeper than three (3) feet horizontal to one (1) foot vertical (3:1) and shall be loamed with not less than four (4) inches of topsoil and seeded and mulched to prevent erosion.
- b. No excavation shall be extended below the grade of adjacent streets unless one hundred (100) feet from the street line or unless provision has been made for reconstruction of the street at a different level.

- c. No below-grade excavation, except for drainageways, shall occur within fifty (50) feet of any lot line, except as allowed in b. above. Natural vegetation shall, to the extent possible, not be removed or disturbed within the fifty (50) foot setback from all lot lines.
- d. The operation shall be shielded from surrounding property with adequate screening and create no disturbance of a water source.
- e. Removal of sod, loam, or topsoil shall leave not less than four (4) inches of topsoil. Where sand, gravel, or other minerals are to be removed, sufficient topsoil shall be stockpiled to permit covering all areas with not less than four (4) inches of topsoil. Upon completion of each section, in accordance with approved plans, all disturbed areas shall be loamed with not less than four (4) inches of topsoil, seeded, and mulched to prevent erosion.

5. Water Quality

- a. No new building, structure, activity, or use shall discharge untreated waste directly into a water body.
- b. There shall be no storage of materials which by their volume, toxicity, temperature or obnoxiousness, or by their location will run off from or percolate into the soils and pollute surface or ground waters.
- c. Where a use or activity presently discharges untreated waste or waste water directly to a water body, there shall be no increase or change in that use that will increase the volume or pollution load of the untreated waste water so discharged.
- d. Surface Water Drainage. Adequate provisions shall be made for surface drainage so that removal of surface waters will not adversely affect neighboring properties, down-stream conditions, or a public storm drain system. On-site absorption shall be utilized to minimize discharges whenever possible. All drainage calculations shall be based on a twenty-five (25) year storm frequency.

6. Clearcutting

- a. There shall be no clearcutting of trees in an area of over five (5) acres within twenty (20) feet of any public right-of-way, except for clearing for approved construction or with written approval of the Planning Board for agricultural purposes.
- b. Clearcutting of trees within shoreland areas shall be governed by the standards set forth in Section 11. D. of the Shoreland Zoning Ordinance for the Town of Union.
- c. Timber harvesting operations not in conformance with the stated provisions of this section may be authorized by the Board of Appeals after the timber operator has received

professional forester registered in the State of Maine that such operations are necessary for property timber management.

7. Nuisances

Any violation of this Ordinance is a nuisance.

B. CLUSTER DEVELOPMENT

1. This section of the Ordinance relates to space and bulk. The Planning Board, in reviewing and approving proposed residential subdivisions located in Union regardless of in which District the subdivision is proposed, may modify said provisions related to space and bulk to permit innovative approaches to housing and environmental design as outlined in this subsection. This shall not be construed as granting variances to relieve hardship.

2. Special Provisions for Clustering

In all Districts, the following special provisions may apply subject to the conditions set forth:

- a. The purpose and intent of the Land Use Ordinance shall be upheld.
- b. There shall be compliance with all State and local codes and ordinances.
- c. There shall be no approval of any proposed development which exceeds the net residential density established by the area of residual space available for residential development after deduction for vehicular rights-of-way and land not buildable because of drainage, subsurface conditions, or other natural impediment.
- d. Each building shall be an element of an overall plan for site development.
- e. Where possible, buildings shall be oriented with respect to scenic vistas, natural landscape features, topography, and natural drainage areas.
- f. Development proposals shall include a landscape program to illustrate the proposed treatment of space, roads, paths, and service and parking areas. Screening devices shall not impair pedestrian and vehicular safety.
- g. All utilities shall be installed underground. All transformer boxes, substations, pumping stations, and meters shall be located and designed so as not to be unsightly or hazardous to the public.
- h. Residual open space accumulated by modifying space, bulk, and dwelling type requirements within the allowable density limits shall be dedicated to the recreational amenity and environmental enhancement of the subdivision and shall be

covenants or arrangements to preserve the integrity of agricultural open spaces and their use for farming or conservation purposes.

- i. After approval of a proposed subdivision, there shall be no further subdivision of land within the proposed development which will increase the allowable net density. This shall be guaranteed by restrictive covenants provided in the subdivision by the developer who shall furnish and file evidence of same with the Town of Union prior to approval of the subdivision by the Planning Board.
- j. The developer shall file with the Town of Union at the time of submission of Final Plans a performance guarantee. This may be tendered in the form of a certified check payable to the Town of Union. The conditions and amount of such check shall be determined by the Planning Board with the advice of the various Town departments or agencies concerned. The amount shall be at least equal to the total cost of furnishing, installing, connecting, and completing all of the street grading, paving, storm drainage, and utilities or other improvements specified in the Final Plan and shall be conditional on the satisfactory completion of all such specific improvements within a period agreed upon by the developer and the Town Planning Board.
- k. For the purposes of this section, the tract or parcel of land involved must be either in single ownership or the subject of an application filed jointly by the owners of all the property included.

C. JUNKYARDS

Junkyards as defined by Section 2454 (5) State Law Title 30-4952 shall conform to the those State regulations which apply.

SECTION 7. HIGH ELEVATION AREAS

A. APPLICABILITY

This section applies to lands more than four hundred (400) feet above mean sea level. Land uses in high elevation areas shall be limited to residential, agricultural, and forest management activities. If the bulk of the area of a given lot is above four hundred (400) feet, the stricter standards shall apply.

B. SPECIAL SPACE AND BULK STANDARDS

1. Lots developed for allowable uses in the applicable District shall contain a minimum of three (3) acres and residential densities shall not exceed one (1) dwelling unit per three (3) acres.
2. Maximum lot coverage shall be 5%, or 6,534 square feet.

SECTION 8. DEFINITIONS

ABUTTING PROPERTY: Any lot which is physically contiguous with the lot in question, even if only at a point, and any lot which is located directly across a public street or way from the lot in question.

ACCESSORY USE: A use clearly incidental and subordinate to the principal building or use and located on the same lot with such principal building or use. An accessory building is a structure detached from the principal building and containing the accessory use. A dwelling unit shall not be considered an accessory use. In a Residential District, the accessory use shall not be nonresidential in character.

AGRICULTURE (or FARMING): The cultivation of the soil, production of crops, harvesting of timber, and/or raising of livestock.

BED-AND-BREAKFAST ESTABLISHMENT: An owner-occupied residential structure in which sleeping rooms are made available for a fee to overnight travelers and which may provide guests with a morning meal. Such establishments do not provide guests with independent living quarters and eating facilities as are normally associated with a hotel or motel. If located in a Residential District, they must in addition comply with all conditions of a home occupation.

BOARDING HOUSE: A house in which boarders are provided, under contract, rooms and meals for a certain period of time, usually by the week or month.

BOARDING CARE FACILITY: A facility licensed by the State of Maine to provide residence for persons who have physical infirmities such that they are in need of custodial care but not to such a degree as to require nursing home facilities.

BUILDING: Any structure having a roof supported by columns or walls and intended for the shelter, housing, or enclosure of persons, animals, or chattel. Each portion of a building, separated from other portions by a fire wall, shall be considered as a separate building.

BUSINESS SERVICE: A service listed under U.S. Standard Industrial Classification Code 73, including by way of example: advertising, credit reporting and collection, mailing and reproduction services, services to buildings, personnel supply services, computer and data processing services, management and public relations, similar services to businesses, and the business offices of corporations or firms.

CAMPING GROUND: A parcel of land used for overnight accommodations for limited duration, excluding the erection of permanent sleeping structures.

CHURCHES: As used in this Ordinance, refers to a place of worship regardless of denomination.

CLEAR CUT: The harvesting of a stand of trees within a forested area of five (5) or more acres such that more than 60% of the crown closure has been removed.

CODE ENFORCEMENT OFFICER: The official responsible for enforcement of this Ordinance and for other duties set forth by State statutes and other ordinances. The Code Enforcement Officer (CEO) shall also have all the duties of a Building Inspector.

COMMERCIAL: Buying and selling of goods, natural or manufactured.

COMMERCIAL OUTDOOR RECREATION: Outdoor recreation activities that are operated by an entity other than a unit of government and which are available for use for a fee, including, but not limited to, standard golf courses, ice skating rinks, tennis courts, cross-country ski trails and alpine ski trails, but excluding games and activities common to amusement parks. Private outdoor recreation facilities serving exclusively a residential use shall be considered accessory to the residential use.

COMMERCIAL STRUCTURE: A structure primarily used for the buying and selling of goods, natural or manufactured.

COMMUNITY BUILDING: A private building used by a fraternal, philanthropic, or other civic organization and which may be made available from time to time for community functions.

CORNER LOT: Lot located at the intersection of two streets. Corner lots shall conform with the front yard setback on each street and the side yard setback between the principal building and the adjoining property on each street.

DWELLING: A building used as the living quarters for one or more families containing a minimum of three hundred (300) square feet of floor area, exclusive of garages and similar unheated storage spaces, and equipped with a heating system and plumbing. The term includes manufactured housing as defined by Title 30, Section 4965, Maine Revised Statutes Annotated, as amended.

DWELLING, ATTACHED: A single-family dwelling which has two or more fire separation walls or one fire separation wall in the case of a dwelling unit at the end of a group of attached dwellings, which has no dwelling unit above or below it, and which has no common hallway with any other dwelling unit.

DWELLING, TWO-FAMILY: A building used for residential occupancy by two families living independently of each other.

DWELLING, MULTIFAMILY: A building, or portion thereof, used for residential occupancy by three or more families living independently of each other.

DWELLING UNIT: A room or group of rooms within a dwelling designed and equipped as living quarters for a person or for a family, including provisions for living, sleeping, cooking, bathing, and eating.

EROSION: A soil loss of five (5) tons per acre or more.

FAMILY: One or more persons occupying a dwelling unit and living as a single housekeeping unit as distinguished from a group occupying a

FARM: A lot of land used for agricultural purposes, including the sale of agricultural produce.

FRONTAGE, ROAD: The linear distance between the sidelines of a lot, measured along the lot line that borders upon whatever right-of-way serves as legal access to the lot. For the purposes of this Ordinance, the following ways shall constitute legal access to a lot along which frontage may be measured:

1. A way accepted by or established as belonging to the Town of Union, Knox County, of the State of Maine, provided access is not specifically prohibited;
2. A way, whether dedicated to public ownership or not, as shown on an approved subdivision plan;
3. A private or public way which has not been approved by a governmental subdivision but which has been established in a deed recorded in a Registry of Deeds or otherwise legally established by adverse possession or adverse use.

In the case of a lot situated on a curve of a way or on a corner of two ways, the measurement of frontage may include the entire length of the property line along such way or ways.

FRONTAGE, SHORE: The straight line distance between the points of intersection of the side lot lines with the shoreline at normal high water elevation.

GRADE: In relation to buildings, the average of the finished ground level of each wall of a building.

HEIGHT OF BUILDING: Vertical measurement from a point on the ground at the mean finished grade adjoining the foundation as calculated by averaging the highest and lowest points around the building or structure to the highest point of the building or structure, excluding incidental protrusions.

HOME OCCUPATION: An occupation or profession which is customarily carried on in a dwelling unit or other structure accessory to a dwelling unit, carried on by a family residing in the dwelling unit, clearly incidental and secondary to the use of the dwelling unit for residential purposes.

HOTEL: See MOTEL.

INDUSTRIAL STRUCTURE: A structure primarily used for the manufacturing, processing, and/or storage of goods.

JUNKYARD: As defined by Section 2454 (5) State Law Title 30-4952.

LOT: A parcel of land in single ownership occupied or capable of being occupied by one building and the accessory buildings or uses customarily incidental to it, including such open space as is required by the Ordinance and having frontage upon an approved street or

private right-of-way. Land within the street or road right-of-way shall not be considered as part of a lot for the purpose of meeting the area requirements of this Ordinance, even though the owner may have title to such land.

LOT OR GROUND COVERAGE: The percentage of lot area covered or occupied by principal and accessory structures.

MOBILE HOME: A detached residential dwelling unit designed for transportation, after fabrication, on streets or highways on its own wheels or on a flatbed or other trailer and arriving at the site where it is to be occupied as a dwelling unit complete and ready for occupancy, except for minor and incidental unpacking and assembly operations, such as locating on jacks or other foundation or connection to utilities. For the purpose of this Ordinance, a mobile home shall be treated as a single-family dwelling and be subject to all land use regulations applicable thereto.

MOBILE HOME PARK: A plot of land laid out to accommodate on the same parcel three or more mobile home sites, subject to the space and bulk standards of this Ordinance and to the design standards and review process of the Subdivision Ordinance and subject to all other applicable State and local codes and ordinances.

MOTEL: A building or group of buildings designed, intended, or used primarily for providing temporary living quarters which may include provisions for living space, cooking, bathing, and eating.

NET RESIDENTIAL ACREAGE: The total available acreage, less the area required for streets, access, and portions of the site which are not suitable for development as outlined in Section 6. A. 3. of the Land Use Ordinance.

NET RESIDENTIAL DENSITY: The number of dwelling units per net residential acre.

NONCONFORMING LOT: See Section 3. B.

NONCONFORMING STRUCTURE: See Section 3. B.

NONCONFORMING USE: See Section 3. B.

NORMAL HIGH WATER MARK-INLAND: That line on the shores and the banks of nontidal waters which is apparent because of the contiguous different character of the soil or the vegetation due to the prolonged action of the water. It is the line where the vegetation changes from predominantly aquatic to predominantly terrestrial.

NUISANCE: Any violation of this Ordinance shall be deemed a nuisance.

NURSING or CONVALESCENT HOME: A facility in which nursing care and medical services are performed under the general direction of persons licensed to practice medicine in the State of Maine for the accommodation of convalescent or other persons who are not in need of hospital care but who do require, on a 24-hour basis, nursing care and related medical services.

OPEN SPACE: Undeveloped land suitable for agricultural uses, recreational uses, scenic uses, or wildlife habitat.

PARKING SPACE: An area not less than ten (10) feet wide and twenty (20) feet long, not including the access thereto, accessible from streets or aisles leading to streets and usable for the storage or parking of passenger vehicles. Parking space or access thereto may be construed to be usable area. A parking space to accommodate the handicapped shall be an area not less than twelve (12) feet wide and twenty (20) feet long.

PRIME FARM LAND: Land that has not been urbanized, has slopes that are predominantly 8% or less, and that has soils identified as ASCS as within one or more of the following soil classifications: Boothbay, Turnbrudge, Peru, Marlow.

PRIME UNIQUE LAND (BLUEBERRY LAND): Land which is classified as prime soil by the ASCS or blueberry land which, by virtue of the removal of surface rocks, can be harvested by a mechanical harvester.

RESTAURANT: A place for the serving of prepared food and beverages to the public. "Restaurant" shall include "fast food" restaurants. A fast food restaurant is the sale of prepared food which is:

1. primarily intended for immediate consumption;
2. available upon a short waiting time;
3. served over the counter or at a drive-up window rather than a table; and
4. prepackaged or presented in such a manner that it can be readily eaten off the premises where sold. For purposes of this definition, a neighborhood store that sells prepared food for take-out but whose space is devoted principally to the sale of groceries shall not be considered a fast food restaurant.

RETAIL SPACE: The sale of goods and services to ultimate consumers. For the purpose of this Ordinance, retail use shall not include restaurants.

RIGHT-OF-WAY: A defined strip of land, usually with exact dimensions, designed or intended for the passage of persons, vehicles, and animals, whether created by easement or as a separate parcel of land discussed in a deed or subdivision plan, of sufficient width to accommodate the traveled way and any necessary grading, drainage, and other structures associated with the traveled way; as common practice, the paved portion is centered in the right-of-way.

SCHOOL, COMMERCIAL: A place or institution for teaching and learning, which place or institution is established for commercial or profit-making purposes, including, by way of example only, schools for dance, music, riding, gymnastics, photography, driving, or business.

SCHOOL, PUBLIC AND PRIVATE: A place or institution for teaching and learning, which place or institution teaches courses of study sufficient to qualify attendance there as being in compliance with State compulsory education requirements. A public school, as differentiated from a private school, is operated by a municipal corporation or school administrative district or, for the purposes of this Ordinance, by a recognized religious organization.

SETBACK-BACK: The distance between the rear line of the lot, extending the full width of the lot, and the nearest part of any principal or accessory structure. Back or rear setback and back or rear yard are synonymous.

SETBACK-FRONT: The distance between the street, right-of-way, or easement line extending the width of the frontage and the nearest part of any principal or accessory structure. Front setback and front yard are synonymous.

SETBACK-SIDE: The distance between the side property line and the nearest part of any principal or accessory structure. Any lot line not a back lot line or a front lot line shall be deemed a side lot line. Side setback and side yard are synonymous.

SEWERED: Refers to a structure whose waste water facilities consist of a pipe or system of pipes that collects and carries sewage and other waste water to an approved waste treatment facility, not including an individual septic system or other private underground system that relies on the soils for dispersion of waste water prior to discharge to open waters.

SHORELAND AREA: The land area within two hundred fifty (250) feet, horizontal distance, of the normal high water marks of ponds and lakes located within the Town of Union.

SHORELINE: The straight line between the points of intersection of the side lot lines with the normal high water line.

SIGN: Structure, device, letter, word, model, banner, insignia, flag, or other representation which is used as or is in the nature of an advertisement, announcement, or direction. The area of a sign is the area on one side of the smallest simple geometric shape such as a square, rectangle, triangle, circle, etc. encompassing all lettering, wording, design, symbols, together with any background which is not the same color as the building. An inconspicuous support such as a slim post is not part of a sign area.

SIGN, ILLUMINATED: A sign which has characters, letters, figures, designs, or outlines illuminated by electric lighting or luminous tubes as part of the sign and not the so-called neon tube, or whose illumination is derived entirely from an external artificial source.

SIGN, INDIRECTLY ILLUMINATED: An illuminated, nonflashing sign whose illumination is derived entirely from an external, artificial source and is so arranged that no direct rays of light are projected from such artificial source into residential zones or public streets.

SIGN, OFF-PREMISE: A sign which is not located upon the same real property that the business, facility, or point of interest which it serves is located.

SIGN, ON-BUILDING: A sign which is attached to the building wall and which extends not more than six (6) inches from the face of such wall.

SIGN, ON-PREMISE: A sign which is located upon the same real property that the business, facility, or point of interest which it serves is located.

SIGN, TEMPORARY: A sign of a temporary nature, erected less than thirty (30) days, within any twelve (12) month period, exemplified by the following: political signs, charitable signs, fundraising signs, construction signs, carnival signs, garage sales, lawn sales, rummage sales, and all signs advertising sales of personal property (excluding mobile homes), and forrent signs. Any exterior sign displayed by an ongoing business on the business premises on which the written or printed message changes while the structure of the sign remains unchanged will not be considered as a temporary sign. For example, chalkboards and signs with removable lettering shall not be considered temporary signs if in place for thirty (30) days or more within any twelve (12) month period.

STREET: A public or private way which affords the principal means of access to abutting properties and which has been duly recorded as such in the Knox County Registry of Deeds.

STRUCTURE: Any constructed or erected material or combination of materials in or upon the ground, including, but not limited to, buildings, mobile homes, radio towers, sheds, signs, decks, and storage bins but excluding fences, sidewalks, and wells and paving in the following items: street, driveways, parking areas, or patios.

SUBDIVISION: A subdivision is the division of a tract or parcel of land into three (3) or more lots within any five (5) year period, which period begins after September 22, 1971, whether accomplished by sale, lease, development, building, or otherwise provided that a division accomplished by device, condemnation, order of court, given to a person related to the donor by blood or marriage or adoption, unless the intent of such gift is to avoid the objectives of this section, or by transfer of any interest in land to the owner of land abutting thereon, shall not be considered to create a lot or lots for the purposes of this section.

In determining whether a tract or parcel of land is divided into three (3) or more lots, the first dividing of such tract or parcel, unless otherwise exempted herein, shall be considered to create the first two (2) lots and the next dividing of either or said first two (2) lots, by whomever accomplished, unless otherwise exempted herein, shall be considered to create a third lot, unless both such dividings are accomplished by a subdivider who shall have retained one of such lots for his own use as a single-family residence for a period of at least five (5) years prior to such second dividing. Lots for forty (40) or more acres shall not be counted as lots.

For the purpose of this section, a tract or parcel of land is defined as all contiguous land in the same ownership, provided that lands located on opposite sides of a public or private road shall be considered each a separate tract or parcel of land unless such road was established by the owner of land on both sides thereof.

TIMBER HARVESTING: The harvesting of timber and wood products for commercial purposes.

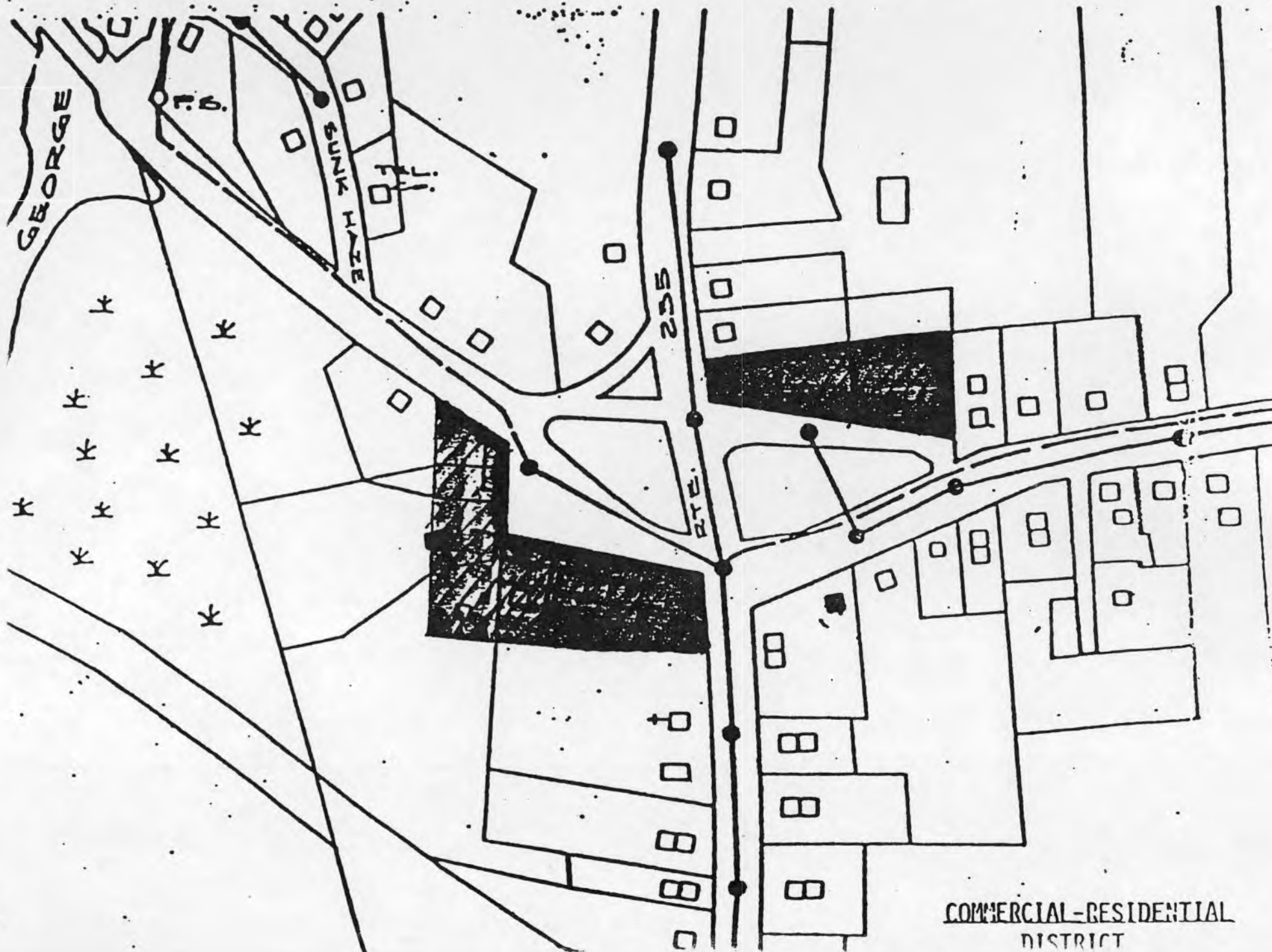
VARIANCE: A variance may be granted by the Board only where strict application of the Ordinance, or a provision thereof, to the petitioner and his property would cause undue hardship. The words "undue hardship" as used in this subsection mean:

- a. That the land in question cannot yield a reasonable return unless a variance is granted;
- b. That the need for a variance is due to the unique circumstances of the property and not to the general conditions in the neighborhood;
- c. That the granting of a variance will not alter the essential character of the locality; and
- d. That the hardship is not the result of action taken by the applicant or a prior owner.

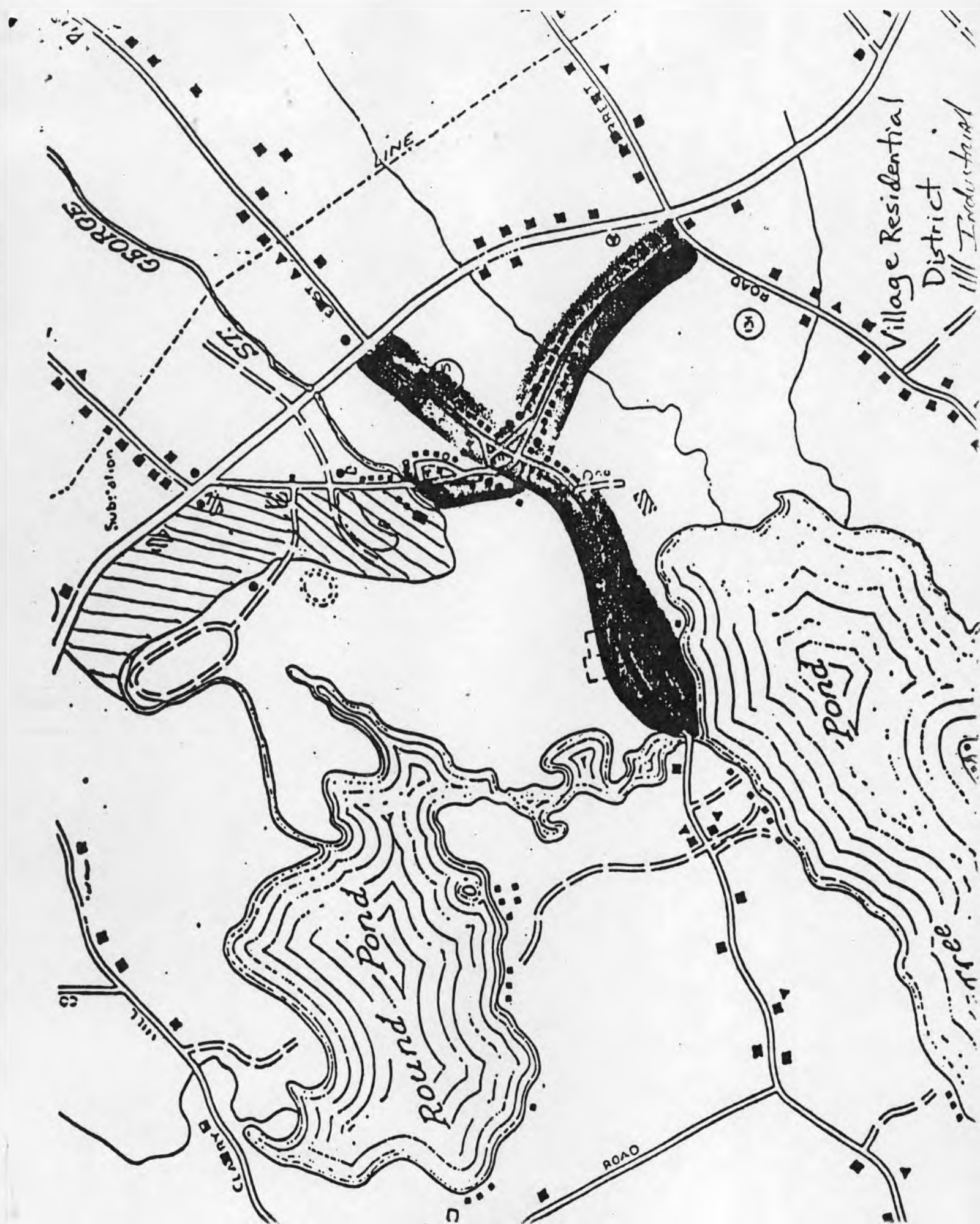
In general, the amount of variance granted should be only sufficient to relieve the undue hardship.

WETLAND, INLAND: Land which, under normal conditions, has saturated soil conditions resulting from permanent or periodic inundation by ground water or surface water and a prevalence of vegetation typically adapted for life in saturated soil conditions (hydrophytic vegetation).

WETLAND VEGETATION: Those plants classified as obligate, facultative wetland, or wetland in Wetland Plants of the State of Maine, 1986 (U.S. FWS).



COMMERCIAL-RESIDENTIAL
DISTRICT



SUBDIVISION ORDINANCE - REVISIONS (3/90)

ARTICLE 13. To see if the Town will vote to amend Section 7,B,2,h, page 10, of the Subdivision Ordinance to read; "Indication of the type of water supply system(s) to be used in the subdivision.

If the water supply is proposed to be from private wells, then statements from the majority of abutting land owners (on either side of the road, if applicable), a minimum of four (4), shall be supplied. The statement shall include:

- history of water contamination, if any, and
- history of inadequate water yield, if any.

If the Board suspects groundwater problems, then additional statements of water history shall be supplied by abutting or neighborhodd landowners to the Planning Board at the Board's selection.

If the subdivider cannot supply the above information, then a hydrologic study demonstrating that water contamination and supply will not affect the proposed development shall be submitted to the Planning Board.

When water is to be supplied by public water supply, a written statement from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision and approving the plans for extensions where necessary. Where the district's supply line is to be extended, a written statement from the Fire Chief, stating approval of the location of fire hydrants, if any, shall be submitted."

ARTICLE 14. To see if the Town will vote to amend Section 7,B,2,r, page 14, of the Subdivision Ordinance to read:
"A soil erosion and sedimentation control plan following the contents and standards set forth in the Erosion and Sediment Control and Stormwater Management guidelines on file in the Town Office."

ARTICLE 15. To see if the Town will vote to amend Section 7,A, page 11 of the Subdivision Ordinance by adding a new paragraph between Section 7,A,5 and 7,A,6 which will read:
"Within seven (7) days of the receipt of a soil erosion and sedimentation control plan as set forth in Section 7,B,2,r, the board shall forward said application materials to the Knox and Lincoln Soil and Water Conservation District".

ARTICLE 17. To see if the Town will vote to amend Section 10,B, page 22, of the Subdivision Ordinance to read:

1. In any subdivision of five (5) or more lots where the total area of such lots, roads and common areas does not exceed twenty (20) acres, the developer shall provide up to 5% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.

ARTICLE 17.
(Con't)

2. In any subdivision over twenty (20) acres and up to seventy-five (75) acres, the developer shall provide 5% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.

3. In any subdivision seventy-five (75) acres or larger the developer shall provide 10% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.

4. Land reserved for open space purposes shall be of a character, configuration, and location suitable for the particular use intended. A site intended to be used for active recreation purposes, such as a playground or a play field, should be relatively level and dry, have a total frontage on one or more streets of at least 200 feet, and have no major dimensions of less than 200 feet. Sites selected primarily for scenic or passive recreation purposes shall have such access as the board may deem suitable and no less than 25 feet of road frontage. The configuration of such sites shall be deemed adequate by the board with regard to scenic attributes to be preserved, together with sufficient areas for trails, look outs, etc. where necessary and appropriate.

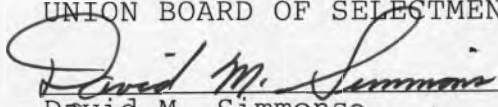
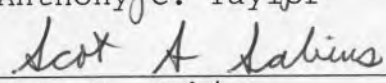
5. A payment-in-lieu-of dedication shall be calculated at the market value of land at the time of the subdivision, as determined by the municipal tax assessor, and deposited into a municipal land acquisition fund.

6. The Board may require that the development plans include a landscape plan that will show the preservation of any existing trees larger than 24 inches diameter breast height, the replacement of trees and vegetation, graded contours, streams, and the preservation of scenic, historic, or environmentally significant areas. Cutting of trees on the northernly borders of lots should be avoided as far as possible to retain a natural wind buffer.

ARTICLE 18. To see if the Town will vote to amend, under Definitions, page 6, in the Subdivision Ordinance, the final sentence of the second paragraph of the definition of "SUBDIVISION" to read as follows: "Lots of forty (40) or more acres shall be counted as lots."

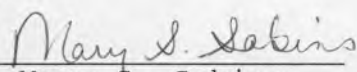
We, the Board of Selectmen, hereby certify to the proposed changes made in the Subdivision Ordinance to be voted upon by the Town of Union's voters on March 12, 1990.

UNION BOARD OF SELECTMEN


David M. Simmons
Anthony C. Taylor
Scot A. Sabins

A TRUE COPY.

ATTEST:

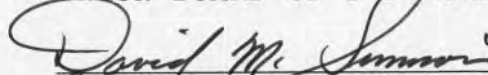

Mary S. Sabins
Town Clerk

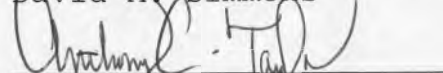
LAND USE ORDINANCE - REVISIONS (3/90)


- ARTICLE 19. To see if the Town will vote to amend, under Definitions, page 31, in the Land Use Ordinance, the final sentence of the second paragraph of the definition of "SUBDIVISION" to read as follows: "Lots of forty (40) or more acres shall be counted as lots."
- ARTICLE 20. To see if the Town will vote to amend, on the Land Use Chart, page 10, in the Land Use Ordinance under "Bed and Breakfast establishments", the "NO" in the Residential district to be allowed with Planning Board (PB) approval.
- ARTICLE 21. To see if the Town will vote to amend Section 5,F,3, page 20, of the Land Use Ordinance to read as follows: "Before taking action on any appeal, the Board of Appeals shall hold a public hearing within forty-five (45) days, advertised in a newspaper of general circulation in the municipality at the expense of the applicant at least two (2) times, the date of the first publication to be at least seven (7) days prior to the hearing. The Board of Appeals shall notify, in writing, the Selectmen, the Planning board, the Code Enforcement Officer, and all abutting landowners of the property involved in the appeal, the nature of the appeal, and the time and place of the public hearing thereon. Failure to receive notice shall not invalidate the Board of Appeals decision." (amendment is underlined)
- ARTICLE 22. To see if the Town will vote to amend Section 4,B,3, page 7, of the Land Use Ordinance by changing the amounts of permit fees as follows:
- Signs, accessory buildings, and other incidental uses - \$10.00
- Single-family residences and mobile homes - \$20.00
- Multi-family residences, apartment buildings, hotels, and motels - \$30.00 per unit
- Other commercial structures, mineral extraction, and storage - \$30.00

We, the Board of Selectmen, hereby certify to the proposed changes made in the Land Use Ordinance to be voted upon by the Town of Union's voters on March 12, 1990.

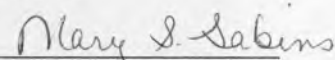
UNION BOARD OF SELECTMEN


David M. Simmons


Anthony C. Taylor


Scot A. Sabins

A TRUE COPY.

ATTEST: 
Mary S. Sabins
Town Clerk

SUBDIVISION ORDINANCE FOR THE TOWN OF UNION, MAINE

NOVEMBER 1987

SUBDIVISION ORDINANCE FOR THE TOWN OF UNION, MAINE

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November 30, 1987

SECTION 1. PURPOSES

The purposes of this Ordinance are to assure the comfort, convenience, safety, health, and welfare of the people of the Town of Union, to protect the environment and to promote the orderly development of an economically sound and stable community. To this end, in approving subdivisions within the Town of Union, Maine, the Planning Board shall consider the following criteria and before granting approval shall make written findings of fact that the provisions of these regulations have been met and that the proposed subdivision will meet the guidelines of Title 30 MRSA, Section 4956, Subsection 3. The subdivision:

- A. will not result in undue water or air pollution. In making this determination, the Board shall at least consider the elevation of the land above the sea level and its relation to the flood plains; the nature of soils and subsoils and their ability to adequately support waste disposal; the slope of the land and its effect on effluents;
- B. has sufficient water available for the reasonably foreseeable needs of the subdivision;
- C. will not cause an unreasonable burden on an existing water supply;
- D. will not cause unreasonable soil erosion or reduction in the capacity of the land to hold water so that a dangerous or unhealthy condition may result;
- E. will not cause unreasonable highway or public road congestion or unsafe conditions with respect to use of the highways or public roads, existing or proposed;
- F. will provide for adequate solid and sewage waste disposal;
- G. will not cause an unreasonable burden on the ability of the Town of Union to dispose of solid waste and sewage if Town services are to be utilized;
- H. will not have an adverse effect on the scenic or natural beauty of the area, aesthetics, historic sites or rare and irreplaceable natural areas or any public rights for physical or visual access to Union's ponds, lakes, and rivers; and
- I. is in conformance with Union's Comprehensive Plan.
- J. The subdivider has proven adequate financial and technical capacity to meet the above-stated standards.
- K. Whenever situated in whole or in part, within 250 feet of any pond, lake, or river, will not adversely affect the quality of the body of water or unreasonably affect the shoreline of that body of water.
- L. Will not, alone or in conjunction with existing activities, adversely affect the quality or quantity of ground water.

- M. All principal structures within the subdivision shall be constructed with their lowest floor, including the basement, at least 2 feet above the 100-year flood elevation as established by the flood plan management study of February 1986.

SECTION 2. AUTHORITY AND ADMINISTRATION

A. AUTHORITY

1. These standards have been prepared in accordance with the provisions of Title 30 MRSA, Section 4956, Subsection 2.
2. These standards shall be known and may be cited as "Subdivision Ordinance of the Town of Union, Maine."

B. ADMINISTRATION

1. The Planning Board of the Town of Union, hereinafter called the Board, shall administer this ordinance.
2. The provisions of this ordinance shall pertain to all land proposed for subdivision as defined in Title 30 MRSA, Subsection 1, within the boundaries of the Town of Union.

SECTION 3. DEFINITIONS

In general, words and terms used in this Ordinance shall have their customary dictionary meanings. More specifically, certain words and terms used herein are defined as follows:

CLUSTER SUBDIVISION:

A subdivision in which the lot sizes are reduced below those normally required in the zoning district in which the development is located in return for the provision of permanent open space owned in common by lot/unit owners, the Town, or a land conservation organization. Clustering shall not be used to increase the overall net residential density of the development.

COMPLETE APPLICATION:

An application shall be considered complete upon submission of the required fee and all information required by these Ordinances for a Final Plan, or by a vote by the Board to waive the submission of required information. The Board shall issue a receipt to the applicant upon its determination that an application is complete.

COMPREHENSIVE PLAN or POLICY STATEMENT:

Any part or element of overall plan or policy for development of the municipality as defined in Title 30 MRSA, Section 4961.

CONTIGUOUS LOTS:

Lots which adjoin at any line or point, or are separated at any point by a body of water.

DEVELOPED AREA:

Any area on which a site improvement or change is made, including buildings, landscaping, parking areas, and streets.

DRIVEWAY:

A vehicular access-way serving 2 dwelling units or less.

DWELLING UNIT:

A room or suite of rooms used as a habitation which is separate from other such rooms or suites of rooms, and which contains independent living, cooking, sleeping, bathing, and sanitary facilities; includes single family houses, and the units in a duplex, apartment house, multi-family dwellings, and residential condominiums.

FINAL PLAN:

The final drawings on which the applicant's plan of subdivision is presented to the Board for approval and which, if approved, may be recorded at the Registry of Deeds.

HIGH INTENSITY SOIL SURVEY:

A soil survey conducted by a Certified Soil Scientist, meeting the standards of the national Cooperative Soil Survey, which identifies soil types down to one tenth (1/10) acre or less at a scale equivalent to subdivision plan submitted. The mapping units shall be the soil series. Single soil test pits and their evaluation shall not be considered to constitute high intensity soil surveys.

100 YEAR FLOOD:

The highest level of flood that, on the average, is likely to occur once every 100 years (that has a 1% chance of occurring in any year).

NORMAL HIGH WATER ELEVATION OF INLAND WATERS:

That line on the shores of banks on non-tidal waters which is apparent because of the contiguous different character of the soil or the vegetation due to the prolonged action of the water. Relative to vegetation, it is that line where the vegetation changes from predominantly aquatic to predominantly terrestrial (by way of illustration, aquatic vegetation includes, but is not limited to, the following plants and plant groups: water lily,

pond lily, pickerelweed, cattail, wild rice, sedges, rushes, and marsh grasses; and terrestrial vegetation includes, but is not limited to, the following plants and plant groups: upland grasses, aster, lady slipper, winter green, partridge berry, sarsaparilla, pines, cedars, oaks, ashes, alders, elms, and maples). In places where the shore or bank is of such character that the high water mark cannot be easily determined (rockslides, ledges, rapidly eroding or slumping banks), the normal high water elevation shall be estimated from places where it can be determined by the above method.

INDUSTRIAL PARK or DEVELOPMENT:

A subdivision in an area zoned exclusively for industrial uses, or a subdivision planned for industrial uses and developed and managed as a unit, usually with provision for common services for the users.

NET RESIDENTIAL ACREAGE:

The total acreage available for the subdivision and shown on the proposed subdivision plan, minus the area of streets or access areas which are unsuitable for development as outlined in Section 6, A, 3 in the Land Use Ordinance.

NET RESIDENTIAL DENSITY:

The average number of dwelling units per net residential acre.

OFFICIAL SUBMITTAL DATE:

The date upon which the Board issues a receipt indicating a complete application has been submitted.

PERSON:

Includes a firm, association, organization, partnership, trust, company, or corporation, as well as an individual.

PLANNED UNIT DEVELOPMENT:

A development controlled by a single developer for a mix of residential, commercial, and industrial uses. A PUD is undertaken in a manner that treats the developed area in its entirety to promote the best use of land, including the creation of open space, a reduction in the length of road and utility systems, and the retention of the natural characteristics of the land.

PLANNING BOARD:

The Planning Board of the Town of Union, pursuant to Title 30 MRSA, 4956.

PRELIMINARY SUBDIVISION PLAN:

The preliminary drawings indicating the proposed layout of the subdivision to be submitted to the Board for its consideration.

RECORDING PLAN:

A copy of the Final Plan which is recorded at the Registry of Deeds and which need not show information not relevant to the transfer of an interest in the property, such as sewer and water line locations and sizes.

RESUBDIVISION:

The division of an existing subdivision or any change in the plan for an approved subdivision which affects the lot lines, including land transactions by the subdivider not indicated on the approved plan.

SOLAR COLLECTION:

A device, or combination of devices, structure, or part of a device or structure that transforms direct solar energy into thermal, chemical, or electrical energy and that contributes to a building's energy supply.

SOLAR ENERGY SYSTEM:

A complete design or assembly consisting of a solar energy collector, an energy storage facility (when used), and components for the distribution of transformed energy.

STREET:

Public and private ways such as alleys, avenues, boulevards, highways, roads, and other rights-of-way, as well as areas on subdivision plans designated as rights-of-way.

Street Classifications:

ARTERIAL STREET: A major thoroughfare which serves as a major traffic way for travel between and through the municipality. The following roadways shall be considered arterial streets.

COLLECTOR STREET: A street servicing at least 15 lots or dwelling units, or streets which serve as feeders to arterial streets, and collectors of traffic from minor streets.

MINOR STREET: A street servicing more than two and less than 15 lots or dwelling units.

PRIVATE RIGHT OF WAY: A vehicular accessway serving no more than two dwelling units.

SUBDIVISION:

The division of a tract or parcel of land into three or more lots within any five (5) year period, which period begins after September 22, 1971, whether accomplished by sale, lease, development, buildings, or otherwise, provided that a division accomplished by devise, condemnation, order of court, gift to a person related to the donor by blood, marriage, or adoption, unless the intent of such gift is to avoid the objectives of these Ordinances, or by transfer of any interest in land to the owner of land abutting thereon, shall not be considered to create a lot or lots for the purposes of these Ordinances.

In determining whether a tract or parcel of land is divided into 3 or more lots, the first dividing of such tract or parcel, unless otherwise exempted herein, shall be considered to create the first 2 lots and the next dividing of either of said first 2 lots, by whomever accomplished, unless otherwise exempted herein, shall be considered to create the third lot, unless both such dividings are accomplished by a subdivider who shall have retained one of such lots for his own use as a single family residence for a period of at least 5 years prior to such second dividing. Lots of 40 or more acres shall not be counted as lots.

For the purposes of these Ordinances, a tract or parcel of land is defined as all contiguous land in the same ownership, provided that lands located on opposite sides of a public or private road shall be considered each a separate tract or parcel of land unless such road was established by the owner of land on both sides thereof.

SUBDIVISION, MAJOR:

Any subdivision containing more than 4 lots or dwelling units, or any subdivision containing a proposed street or any subdivision requiring extension of street or services and/or 4 buildings on same land.

SUBDIVISION, MINOR:

Any subdivision containing not more than 4 lots or not more than 4 buildings/dwelling units, and in which no street is proposed to be constructed.

TRACT, or PARCEL, OF LAND:

All contiguous land in the same ownership, whether or not the tract is separated at any point by: an intermittent or non-navigable stream, or a private road established by the abutting land owners.

SECTION 4. ADMINISTRATION PROCEDURE

A. PURPOSE

The purpose of this Section is to establish an orderly, equitable, and expeditious procedure for receiving and reviewing subdivision applications.

B. AGENDA

Applicants shall request to be placed on the Board's agenda at least fourteen (14) days in advance of a regularly scheduled meeting by contacting the Chairman. Applicants who attend a meeting but who are not on the Board's agenda may be heard but only after all agenda items have been completed, and then only if a majority of the Board so votes.

SECTION 5. PREAPPLICATION

A. PROCEDURE

1. Applicant submits "Preliminary Presentation Form" and sketch plans.
2. Question and answer period. Board makes specific, preliminary, suggestions to be incorporated by the applicant into subsequent submissions; and
3. Scheduling of on-site inspection.

B. SUBMISSION

The Preapplication Sketch Plan shall show, in simple sketch form, the proposed layout of streets, lots, and other features in relation to existing conditions. The Sketch Plan, which may be a free-hand pencilled sketch, should be supplemented with general information to describe or outline the existing conditions of the site and the proposed development. It is recommended that the Sketch Plan be superimposed on or accompanied by a copy of the Assessor's Map(s) on which the land is located. The Sketch Plan shall be accompanied by a copy of a portion of the USGS topographic map of the area showing the outline of the proposed subdivision.

C. CONTOUR INTERVAL AND ON-SITE INSPECTION

Within 30 days, the Board may determine and inform the applicant in writing of the required contour interval on the Preliminary Plan, or Final Plan in the case of a Minor Subdivision and may hold an on-site inspection of the property.

D. RIGHTS NOT VESTED

The submittal or review of the preapplication Sketch Plan shall not be considered the initiation of the review process for the purposes of bringing the plan under the protection of Title 1, MRSA, S302.

E. FOLLOWING SKETCH PLANS

Site clearing shall be limited to that required for testpits and surveying, unless prior approval is granted by a majority vote of the board.

SECTION 6. MINOR SUBDIVISIONS

A. GENERAL

The Board may require, where it deems it necessary for the protection of public health, safety, and welfare, that a Minor Subdivision comply with all or any of the submission requirements for a Major Subdivision.

B. PROCEDURE

1. Within 6 months after the on-site inspection by the Board, the subdivider shall submit an "Application for Approval of a Final Plan" at least fourteen (14) days prior to a scheduled meeting of the Board. Failure to do so shall require resubmission of the Sketch Plan to the Board. The Final Plan shall approximate the layout shown on the Sketch Plan, plus any recommendations made by the Board.
2. All applications for Final Plan approval for Minor Subdivisions shall be accompanied by an application fee of \$50.00 per lot or dwelling unit, payable by check to the Town of Union - Planning Board Account. If a public hearing is deemed necessary by the Board, an additional fee shall be required to cover the additional costs of advertising and postal notification (not to exceed \$150.00).
3. Ten days prior to the presentation of a final plan, the subdivider shall notify all abutting property owners and all owners of property across the street from the proposed subdivision of the date, time, and location of the final presentation. The subdivider shall furthermore certify to the Board that the above landowners have been notified.
4. The subdivider, or his/her duly authorized agent, shall attend the meeting of the Planning Board to discuss the Preliminary and Final Plan.
5. Upon determination that a complete application has been submitted for review, the Board shall issue a dated receipt to the subdivider, if appropriate.

6. If the Board decides to hold a public hearing, it shall hold the hearing within 30 days of receipt of a complete application and shall publish notice of the application pending, date, time, and place of the hearing in the local newspaper at least 2 times; the date of the first publication to be at least 7 days prior to the hearing.
7. Within 30 days of a public hearing, or within 60 days of receipt of a complete application, if no hearing is held, or within another time limit as may be otherwise mutually agreed to by the Board and the subdivider, the Board shall make written findings of fact on the application, and approve, approve with conditions, or deny the Final Plan. The Board shall specify in writing its finding of facts and reasons for any conditions or denial.

C. SUBMISSIONS:

1. The subdivision plan for a Minor Subdivision shall consist of 2 reproducible, stable based transparent originals, 1 to be recorded at the Registry of Deeds, the other to be filed at the Municipal Office, and 3 copies of 1 or more maps or drawings drawn to a scale of not more than 100 feet to the inch. Plans for subdivisions containing more than 100 acres may be drawn at a scale of not more than 200 feet to the inch provided all necessary detail can easily be read. Plans shall be no larger than 24 by 36 inches in size, and shall have a margin of 2 inches outside of the border lines on the left side for binding and a 1 inch margin outside the border along the remaining sides. Space shall be provided for endorsement by the Board. 3 copies of all information accompanying the plan shall be submitted.

The application for approval of a Minor Subdivision shall include the following information:

- a) Proposed name of the subdivision, or identifying title, Zoning District, proposed use, and the name of the municipality in which it is located, plus the Assessor's Map and Lot Number for all properties contained in the subdivision.
- b) A field survey of the boundary lines of the tract, giving complete descriptive data by bearings and distance, made and certified by a licensed surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall include the type of monument set or found at each lot corner.
- c) A copy of any deed restrictions intended to cover all or part of the lots in the subdivision.
- d) Indication of the type of sewage disposal to be used in the subdivision.

- 1) When sewage disposal is to be accomplished by connection to the public sewer, a written statement from the Sewer District stating the District has the capacity to collect and treat the wastewater shall be provided.
 - 2) When sewage disposal is to be accomplished by subsurface wastewater disposal systems, test pit analyses, prepared by a Licensed Site Evaluator, shall be provided demonstrating adequate soils for subsurface sewage disposal of each lot. A map showing the location of all test pits dug on the site shall be submitted.
- e) Indication of the type of water supply system(s) to be used in the subdivision.

If the water supply is proposed to be from private wells, then statements from the majority of abutting land owners (on either side of the road, if applicable), a minimum of 4, shall be supplied. The statement shall include:

- history of water contamination, if any, and
- history of inadequate water yield, if any.

If the Board suspects groundwater problems, then additional statements of water history shall be supplied by abutting or neighborhood landowners to the Planning Board at the Board's selection.

If the subdivider cannot supply the above information, then a hydrologic study demonstrating that water contamination and supply will not affect the proposed development shall be submitted to the Planning Board.

When water is to be supplied by public water supply, a written statement from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision and approving the plans for extensions where necessary. Where the district's supply line is to be extended, a written statement from the Fire Chief, stating approval of the location of fire hydrants, if any, shall be submitted.

- f) The date the plan was prepared, north point, graphic map scale and Zoning District, names and addresses of the record owner, subdivider, and individual or company who prepared the plan, and the names of adjoining property owners.
- g) A copy of the portion of the county Soil Survey covering the subdivision.

- h) Contour lines at the interval specified by the Planning Board showing elevations in relation to Mean Sea Level (normally 20-foot intervals).
- i) If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan, established by the flood plain study of Knox-Lincoln Counties, 1986.

SECTION 7. PRELIMINARY PLAN FOR MAJOR SUBDIVISION

A. PROCEDURE

1. Within 6 months after the on-site inspection by the Board, the subdivider shall submit an application for approval of a Preliminary Plan at least 10 days prior to a scheduled meeting of the Board. Failure to do so shall require resubmission of the Sketch Plan to the Board. The Preliminary Plan shall approximate the layout shown on the Sketch Plan, plus any recommendations made by the Board.
2. All applications for Preliminary Plan approval for a Major Subdivision shall be accompanied by an application fee of \$50.00 per lot or dwelling unit, payable by check to the Town of Union - Planning Board Account. In addition, the applicant shall pay a fee of \$200.00 per lot or dwelling unit to be deposited in a special account designated for that subdivision application to be used by the Planning Board for hiring independent consulting services to review the application. If the balance of this special account is depleted, the applicant shall be required to finance any further consulting services deemed necessary by the Planning Board. Any balance in the account remaining after a final decision on the subdivision application by the Board shall be returned to the applicant.
3. The subdivider, or his duly authorized representative, shall attend the meeting of the Board to discuss the Preliminary Plan.
4. Upon receipt of an application for Preliminary Plan approval of a Major Subdivision, the Board shall notify in writing all owners of abutting property that an application for subdivision approval has been submitted.
5. Within 30 days of receipt of a Preliminary Plan application form and fees, the Board shall notify the applicant in writing whether or not the application is complete and what, if any, additional submissions are required for a complete application.
6. The Board may hold a public hearing on the Preliminary Plan application. If the Board decides to hold a public hearing, it shall hold the hearing within 30 days of receipt of a complete application and shall publish notice of the date, time, and

place of the hearing in a newspaper of general circulation in the municipality at least 2 times, the date of the first publication to be at least 7 days prior to the hearing.

- a) The Board shall provide an opportunity for the public to speak at the Preliminary Plan meeting.
7. The Board shall, within 30 days of a public hearing, or within 60 days of receipt of a complete application, if no hearing is held, or within another time limit as may be otherwise mutually agreed to by the Board and the subdivider, make findings of fact on the application, and approve, approve with conditions, or deny the Preliminary Plan. The Board shall specify in writing its findings of facts and reasons for any conditions or denial.
8. When granting approval to a Preliminary Plan, the Board shall state the condition of such approval, if any, with respect to:
 - a) The specific changes which it will require in the Final Plan;
 - b) The character and extent of the required improvements for which waivers may have been requested and which, in the Board's opinion, may be waived without jeopardy to the public health, safety, and general welfare; and
 - c) The amount of all performance guarantees which it will require as prerequisites to the approval of the Final Plan.
9. Approval of a Preliminary Plan shall not constitute approval of the Final Plan or intent to approve the Final Plan, but rather it shall be deemed an expression of approval of the design of the Preliminary Plan as a guide to the preparation of the Final Plan. The Final Plan shall be submitted for approval of the Board upon fulfillment of the requirements of these Ordinances and the condition of preliminary approval, if any, including payment of any fees due. Prior to the approval of the Final Plan, the Board may require additional changes as a result of the further study of the subdivision or as a result of new information received.

B. SUBMISSIONS

1. Location Map. The Preliminary Plan shall be accompanied by a location Map adequate to show the relationship of the proposed subdivision to the adjacent properties and to allow the Board to locate the subdivision within the municipality. The Location Map shall show:
 - a) Existing subdivisions in the proximity of the proposed subdivision.
 - b) Locations and names of existing and proposed streets.
 - c) Boundaries and designations of Zoning Districts.

- d) An outline of the proposed subdivision and any remaining portion of the owner's property if the Preliminary Plan submitted covers only a portion of the owner's entire contiguous holding.
2. Preliminary Plan. The Preliminary Plan shall be submitted in 3 copies of 1 or more maps or drawings which may be printed or reproduced on paper, with all dimensions shown in feet or decimals of a foot. The Preliminary Plan shall be drawn to a scale of not more than 100 feet to the inch. The Board may allow plans for subdivisions containing more than 100 acres to be drawn at a scale of not more than 200 feet to the inch, provided all necessary detail can easily be read. In addition, 1 copy of the plan(s) reduced to a size of 8½ x 11 inches and all accompanying information shall be provided to the Town of Union no less than 10 days prior to the meeting. The following information shall either be shown on the Preliminary Plan or accompany the application for preliminary approval:
- a) Proposed name of the subdivision and the name of the municipality in which it is located, plus the Tax Assessor's Map and Lot Numbers.
 - b) An actual field survey of the boundary lines of the tract, giving complete descriptive data by bearings and distances, made and certified by a licensed land surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall indicate the type of monument set or found at each lot corner.
 - c) A copy of the deed from which the survey was based. A copy of all covenants or deed restrictions, easements, rights-of-way, or other encumbrances currently affecting the property.
 - d) A copy of any covenants or deed restrictions intended to cover all or part of the lots in the subdivision.
 - e) Contour lines at the interval specified by the Planning Board, showing elevations in relation to Mean Sea Level (normally 20 foot intervals).
 - f) The number of acres within the proposed subdivision, location of property lines, existing buildings, watercourses, vegetative cover type, and other essential existing physical features.
 - g) Indication of the type of sewage disposal to be used in the subdivision.
 - 1) When sewage disposal is to be accomplished by connection to the public sewer, a letter from the Sewer District indicating there is adequate capacity within the District's system to transport and treat the sewage shall be submitted.

- 2) When sewage disposal is to be accomplished by subsurface sewage disposal systems, test pit analyses prepared by a Licensed Site Evaluator shall be provided. A map showing the location of all test pits dug on the site shall be submitted.
- h) Indication of the type of water supply system(s) to be used in the subdivision.

When water is to be supplied by public water supply, a letter from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision.
- i) The date the plan was prepared, magnetic north point, graphic map scale, names and addresses of the record owner, subdivider, and individual or company who prepared the plan.
- j) The names and addresses of owners of record of adjacent property, including any property directly across an existing public street from the subdivision.
- k) The location of any zoning boundaries affecting the subdivision.
- l) The location and size of existing and proposed sewers, water mains, culverts, and drainage ways on or adjacent to the property to be subdivided.
- m) The location, names, and present widths of existing and proposed streets, highways, easements, building lines, parks, and other open spaces on or adjacent to the subdivision.
- n) The width and location of any streets or public improvements shown upon the Official Map and the Comprehensive Plan, if any, within the subdivision.
- o) The proposed lot lines with approximate dimensions and lot areas.
- p) All parcels of land proposed to be dedicated to public use and the conditions of such dedication.
- q) The location of any open space to be preserved and an indication of its improvement and management.
- r) A soil erosion and sedimentation control plan endorsed by the Knox and Lincoln Soil and Water Conservation District.
- s) A plan for the disposal of surface drainage waters, prepared by a Registered Professional Engineer.

- t) A copy of that portion of the Knox and Lincoln Soil Survey covering the subdivision. When the medium intensity soil survey shows soil which are generally unsuitable for the uses proposed, the Board may require the submittal of a report by a Registered Soil Scientist indicating the suitability of soil conditions for those uses.
- u) If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan.

SECTION 8. FINAL PLAN FOR MAJOR SUBDIVISION

A. PROCEDURE

1. The subdivider shall, within 6 months after the approval of the Preliminary Plan, file with the Board an application for approval of the Final Plan. If the application for the Final Plan is not submitted within 6 months after Preliminary Plan approval, the Board may refuse without prejudice to act on the Final Plan and require resubmission of the Preliminary Plan. The Final Plan shall approximate the layout shown on the Preliminary Plan, plus any recommendations made by the Board.
2. All applications for Final Plan approval for Major Subdivision shall be accompanied by an application fee of \$25.00 per lot or dwelling unit payable by check to the Town of Union. If a public hearing is deemed necessary by the Board, an additional fee of \$50.00 shall be required to cover the costs of advertising and postal notification.
3. The subdivider, or his/her duly authorized agent, shall attend the meeting of the Board to discuss the Final Plan.
4. Upon determination that a complete application has been submitted for review, the Board shall issue a dated receipt to the subdivider. The Board shall determine whether to hold a public hearing on the Final Plan application.
5. Prior to submittal of the Final Plan application, the following approvals shall be obtained in writing, where appropriate:
 - a) Maine Department of Environmental Protection, under the Site Location of Development Act, Alteration of Coastal Wetlands Act, Great Ponds Act, Fresh Water Wetland Act, Alteration of Streams and Rivers Act, or if a Wastewater Discharge License is needed.
 - b) The servicing water utility, if an existing public water service is to be used.
 - c) Maine Department of Human Services, if the subdivider proposes to provide a central water supply system.

- d) The servicing sewer district, if an existing public sewage disposal system is to be used.
 - e) Maine Department of Human Services, if a centralized or shared subsurface sewage disposal system(s) is to be utilized.
6. A public hearing may be held by the Planning Board within 30 days after the issuance of a receipt for the submittal of a complete application. This hearing shall be advertised in a newspaper of local circulation at least 2 times, the date of the first publication to be at least 7 days before the hearing and the notice of the hearing shall be posted in at least 3 prominent places at least 7 days prior to the hearing.

When a subdivision is located within 500 feet of a municipal boundary, and a public hearing is to be held, the Planning Board shall notify the Clerk and the Planning Board of the adjacent municipality involved at least 10 days prior to the hearing.

7. The Planning Board shall notify by policy-form letter the Road Commissioner, School Superintendent, Police Chief, and Fire Chief of the proposed subdivision, the number of dwelling units proposed, the length of roadways, and the size and construction characteristics of any multi-family, commercial, or industrial buildings. The Planning Board shall request that the Town officials comment on the proposed subdivision.
8. Before the Board grants approval of the Final Plan, the subdivider shall meet the performance guarantee requirements contained in Section 12.
9. If the subdivision is located in more than one municipality, the Board shall have a joint meeting with the Planning Board of the adjacent municipality to discuss the plan.
10. The Board, within 30 days from the public hearing or within 60 days of receiving a complete application, if no hearing is held, shall make findings of fact and conclusions relative to the standards contained in Title 30 MRSA, §4956, subsection 3, and in these Ordinances. If the Board finds that all standards of the Statute and these Ordinances have been met, they shall approve the Final Plan. If the Board finds that any of the standards of the Statute and these Ordinances have not been met, the Board shall either deny the application or approve the application with conditions to ensure all of the standards will be met by the subdivision. The reasons for any conditions shall be stated in the records of the Board.

B. SUBMISSIONS

The Final Plan shall consist of 1 or more maps or drawings drawn to a scale of not more than 100 feet to the inch. Plans for subdivisions containing more than 100 acres may be drawn at a scale of no more than

200 feet to the inch. Plans shall be no larger than 24 by 36 inches in size and shall have a margin of 2 inches outside of the border line on the left side for binding and a 1 inch margin outside the border along the remaining sides. Space shall be reserved thereon for endorsement by the Board. One reproducible, stable-based transparent original, to be recorded at the Registry of Deeds, and 3 copies of the plan shall be submitted. In addition, one copy of the Final Plan, reduced to a size of 8½ by 11 inches, and all accompanying information shall be mailed to each Board member no less than 7 days prior to the meeting.

The application for approval of the Final Plan shall include the following information:

1. Proposed name of the subdivision and the name of the municipality in which it is located, plus the Assessor's Map and Lot Numbers.
2. An actual field survey of the boundary lines of the tract, giving complete descriptive data by bearing and distances, made and certified by a licensed land surveyor. The corners of the tract shall be located on the ground and marked by monuments. The plan shall indicate the type of monument set or found at each at each lot corner.
3. The number of acres within the proposed subdivision, location of property lines, existing buildings, watercourses, and other essential existing physical features.
4. Indication of the type of sewage disposal to be used in the subdivision. When sewage disposal is to be accomplished by connection to the public sewer, a written statement from the Sewer District indicating the District has reviewed and approved the sewerage design shall be submitted.
5. Indication of the type of water supply system(s) to be used in the subdivision.
 - a) When water is to be supplied by public water supply, a written statement from the servicing water district shall be submitted indicating the district has reviewed and approved the water system design. A written statement shall be submitted from the Fire Chief approving all hydrant locations or other fire protection measures deemed necessary.
 - b) When water is to be supplied by private wells, evidence of adequate ground water supply and quality shall be submitted by a written statement from either a well driller familiar with the area or a hydrologist, if the Board deems it necessary.
6. The date the plan was prepared, magnetic and true north point, graphic map scale, names and addresses of the record owner, subdivider, and individual or company who prepared the plan.

7. The location of any zoning boundaries affecting the subdivision.
8. The location and size of existing and proposed sewers, water mains, culverts, and drainage ways on or adjacent to the property to be subdivided.
9. The location, names, and present widths of existing and proposed streets, highways, easements, building lines, parks, and other open spaces on or adjacent to the subdivision. The plan shall contain sufficient data to allow the location, bearing, and length of every street line, lot line, and boundary line to be readily determined and be reproduced upon the ground. These lines shall be tied to reference points previously established. The length of all straight lines, the deflection angles radii, length of curves, and central angles of curves, tangent distances, and tangent bearings for each street shall be included.
10. The width and location of any streets or public improvements shown upon the Official Map and the Comprehensive Plan, if any, within the subdivision.
11. All parcels of land proposed to be dedicated to public use and the conditions of such dedication. Written offers of cession to the municipality of all public open spaces shown on the plan, and copies of agreements or other documents showing the manner in which open spaces to be retained by the developer or lot owners are to be maintained shall be submitted. If open space or other land is to be offered to the municipality, written evidence that the Planning Board members are satisfied with the legal sufficiency of the written offer of cession shall be included.
12. A list of construction items with cost estimates that will be completed by the developer prior to the sale of lots. A separate list of construction and maintenance items, with both capital and annual operating cost estimates, that must be financed by the municipality, or quasi-municipality district. These lists shall include but not be limited to:

Schools, including busing
Street maintenance and snow removal
Police and fire protection
Solid waste disposal
Recreation facilities
Storm water drainage
Wastewater treatment
Water supply

The developer shall provide an estimate of the net increase in taxable assessed valuation at the completion of the construction of the subdivision.

13. If any portion of the subdivision is in a flood-prone area, the boundaries of any flood hazard areas and the 100-year flood elevation shall be delineated on the plan.

C. FINAL APPROVAL AND FILING

1. No plan shall be approved by the Planning Board as long as the subdivider is in default on a previously approved plan.
2. Upon findings of fact and determination that all standards in Title 30 MRSA, §4956, subsection 3, and these Ordinances have been met, and upon voting to approve the subdivision, the Board shall sign the Final Plan. The Board shall specify in writing its findings of facts and reasons for any conditions or denial. One copy of the signed plan shall be retained by the Board as part of its permanent records. One copy of the signed plan shall be forwarded to the Tax Assessor. One copy of the signed plan shall be forwarded to the Code Enforcement Officer. Any subdivision not recorded in the Registry of Deeds within 90 days of the date upon which the plan is approved and signed by the Board shall become null and void.
3. At the time the Board grants Final Plan approval, it may permit the plan to be divided into 2 or more sections, subject to any conditions the Board deems necessary in order to insure the orderly development of the plan. If any municipal or quasi-municipal department head notified of the proposed subdivision informs the Board that their department or district does not have adequate capital facilities to service the subdivision, the Board shall require the plan to be divided into 2 or more sections, subject to any conditions the Board deems necessary in order to allow the orderly planning, financing, and provision of public services to the subdivision. If the superintendent of schools indicates that there is less than 10% excess classroom capacity existing in the school(s) which will serve the subdivision, in considering previously approved, but not yet built, subdivisions, the Board shall require the plan to be divided into sections to prevent classroom overcrowding.
4. No changes, erasures, modifications, or recisions shall be made in any Final Plan after approval has been given by the Planning Board and endorsed in writing on the plan, unless the revised Final Plan is first submitted and the Board approves any modifications, except in accordance with Section 9, A, 3. The Board shall make findings that the revised plan meets the standards of Title 30 MRSA, §4956, subsection 3, and these regulations. In the event that a plan is recorded without complying with this requirement, it shall be considered null and void, and the Board shall institute proceedings to have the plan stricken from the records of the Registry of Deeds.
5. The approval by the Board of a subdivision plan shall not be deemed to constitute or be evidence of any acceptance by the municipality of any street, easement, or other open space shown on such plan. When a park, playground, or other recreation area shall have been shown on the plan to be dedicated to the municipality, approval of the plan shall not constitute an acceptance by the municipality of such areas. The Board shall require the plan to contain appropriate notes to this effect.

The Board may also require the filing of a written agreement between the applicant and the Planning Board covering future deed and title, dedication, and provision for the cost of grading, development, equipment, and maintenance of any such dedicated area.

6. Failure to commence substantial construction of the subdivision within two years of the date of approval and signing of the plan shall render the plan null and void. Upon determining that a subdivision's approval has expired under this paragraph, the Board shall have a notice placed in the Registry of Deeds to that effect.

SECTION 9. ENFORCEMENT

The subdivider shall, prior to commencing construction, be responsible for coordinating a meeting to be held in the Union Town Office to which the Code Enforcement Officer, the Road Commissioner, and representatives of all utilities, water, and sanitary district shall be invited to attend. The subdivider shall present the construction program and schedule to those present at that meeting.

A. INSPECTION OF REQUIRED IMPROVEMENTS:

1. At least 5 days prior to commencing each major phase of construction or required improvements, the subdivider or builder shall notify the Code Enforcement Officer in writing of the time when he proposes to commence construction of such improvements, so that the Municipal Officers can cause inspection to be made to assure that all municipal specifications and requirements shall be met during the construction of required improvements, and to assure the satisfactory completion of improvements and utilities required by the Board.
2. If the inspecting official finds upon inspection of the improvements that any of the improvements have not been constructed in accordance with the plans and specifications filed by the subdivider, he shall so report in writing to the Municipal Officers, who shall take any steps necessary to preserve the municipality's rights.
3. If, at any time before or during the construction of the required improvements, it appears to be necessary or desirable to modify the required improvements, the inspecting official is authorized to approve minor modifications due to unforeseen circumstances such as encountering hidden outcrops of bedrock, natural springs, etc. The inspecting official shall issue any approval under this section in writing and shall transmit a copy of the approval to the Board. Revised plans shall be filed with the Town. For major modifications, such as relocation of rights-of ways, property boundaries, changes of grade by more than one percent, etc., the subdivider shall obtain permission to modify the plans from the Board.

4. Prior to the sale of any lot, the subdivider shall provide the Board with a letter from a Registered Land Surveyor, stating that all monumentation shown on the plan has been installed.
5. Upon completion of street construction and prior to a vote by the Municipal Officers to submit a proposed town way to a Town meeting, a written certification signed by a professional engineer registered in the State of Maine shall be submitted to the Municipal Officers, at the expense of the applicant, certifying that the proposed town way meets or exceeds the design and construction requirements of these regulations. If there are any underground utilities, the servicing utility shall certify in writing that they have been installed in a manner acceptable to the utility.
6. The subdivider or builder shall be required to maintain all improvements and provide for snow removal on streets and sidewalks until acceptance of the improvements by the municipality.

B. VIOLATIONS AND ENFORCEMENT

1. A plan of a division of land within the municipality which would constitute a subdivision shall be recorded in the Registry of Deeds until a Final Plan has been approved by the Board in accordance with these regulations.
2. No person, firm, corporation, or other legal entity may convey, offer, or agree to convey any land in a subdivision which has not been approved by the Board and recorded in the Registry of Deeds.
3. No person, firm, corporation, or other legal entity may convey, offer, or agree to convey any land in an approved subdivision which is not shown on the Final Plan as a separate lot.
4. Any person, firm, corporation, or other legal entity who conveys, offers, or agrees to convey any land in a subdivision which has not been approved as required by these regulations shall be punished by a fine of not less than \$100.00 and not more than \$2,500.00 for each such conveyance, offering, or agreement. The municipality may institute proceedings to enjoin the violation of this Section, and may collect attorney's fees and court costs if it is the prevailing party.
5. No public utility, water district, sanitary district, or any utility company of any kind shall serve any lot in a subdivision for which a Final Plan has not been approved by the Board.
6. Development of a subdivision without Board approval shall be a violation of law. Development includes grading or construction of roads, grading of land or lots, or construction of buildings which require a Final Plan approved as provided in these regulations and recorded in the Registry of Deeds.

7. No lot in a subdivision may be sold, leased, or otherwise conveyed before the street upon which the lot fronts is completed in accordance with these regulations, up to and including the entire frontage of the lot. No unit in a multi-family development shall be occupied before the street upon which the unit is accessed is completed in accordance with these regulations.

SECTION 10. GENERAL STANDARDS (MAJOR AND MINOR)

In reviewing applications for a subdivision, the Board shall consider the following general standards and make findings in writing that each has been met prior to the approval of a Final Plan. In all instances, the burden of proof shall be upon the applicant.

A. CONFORMANCE WITH COMPREHENSIVE PLAN

All proposed subdivisions shall be in conformity with the Comprehensive Plan or policy statement of the municipality and with the provisions of all pertinent State and local codes and ordinances.

B. RETENTION OF OPEN SPACES AND NATURAL OR HISTORIC FEATURES

1. In any subdivision larger than 35 acres, or more than 20 lots or dwelling units, the developer shall provide up to 10% of his total area as open space. In any subdivision of 35 acres or less, the Board shall request the developer to provide up to 10% of his total area as open space. The developer may instead make a payment-in-lieu-of dedication into a municipal land acquisition fund.
2. Land reserved for open space purposes shall be of a character, configuration, and location suitable for the particular use intended. A site intended to be used for active recreation purposes, such as a playground or a play field, should be relatively level and dry, have a total frontage on one or more streets of at least 200 feet, and have no major dimensions of less than 200 feet. Sites selected primarily for scenic or passive recreation purposes shall have such access as the Board may deem suitable and no less than 25 feet of road frontage. The configuration of such sites shall be deemed adequate by the Board with regard to scenic attributes to be preserved, together with sufficient areas for trails, look outs, etc. where necessary and appropriate.
3. Reserved land acceptable to the Board and subdivider may be dedicated to the municipality as a condition of approval.
4. Land reservation shall be calculated on a basis of 1300 square feet per dwelling units proposed, or 10 acres per 100 dwelling units. Where land is not suitable or is insufficient in amount, a payment-in-lieu-of dedication shall be calculated at the market value of land at the time of the subdivision, as determined by the municipal tax assessor, and deposited into a municipal land acquisition or improvement fund.

5. The Board may require that the development plans include a landscape plan that will show the preservation of any existing trees larger than 24 inches diameter breast height, the replacement of trees and vegetation, graded contours, streams, and the preservation of scenic, historic, or environmental significant areas. Cutting of trees on the northerly borders of lots should be avoided as far as possible to retain a natural wind buffer.

C. LOTS

1. Lots shall meet the minimum requirements of the Land Use Ordinance for the zoning district in which they are located. Additionally, lots of subdivisions within Rural District #4 having frontage on the St. George River shall have such shore frontage and lot depth as to meet the standards of Title 30 MRSA, Section 4956, 3, L. Lot configuration should be designed to maximize use of solar energy on building sites with suitable orientation.
2. Lots with multiple frontages shall be avoided whenever possible. When lots do have frontage on two or more roads, the plan and deed restrictions shall indicate vehicular access shall be located only on the less traveled way.
3. Wherever possible, side lot lines shall be perpendicular to the street.
4. The subdivision of tracts into parcels with more than twice the required minimum lot size shall be laid out in such a manner as either to provide for or preclude future resubdivision. Where public utilities could be extended to the subdivision in the foreseeable future, the subdivision shall be designed to accommodate the extensions of utilities.
5. If a lot on one side of a stream, road, or other similar barrier fails to meet the minimum requirements for lot size, it may not be combined with a lot on the other side of the stream or road to meet the minimum lot size.
6. The ratio of lot length to width shall not be more than three to one (3:1).

D. UTILITIES

1. Utilities shall be installed underground except as otherwise approved by the Board.
2. Underground utilities shall be installed prior to the installation of the final gravel base of the road.
3. The size, type, and location of street lights, electric and gas lines, telephone and other utilities shall be shown on the plan and approved by the Board.

E. REQUIRED IMPROVEMENTS

The following improvements are required for all subdivisions unless waived by the Board in accordance with provisions of these regulations.

1. MONUMENTS

- a) Iron monuments shall be set at all street intersections and points of curvature, but no further than 750 feet apart along street lines without curves or intersections.
- b) Iron monuments shall be set at all corners and angle points of the subdivision boundaries where the interior angle of the subdivision boundaries is 135 degrees or less.
- c) Iron monuments shall be a minimum of 5/8 inch diameter and 4 feet in length and set in the ground at final grade level.
- d) All other subdivision boundary corners and angle points, as well as all lot boundary corners and angle points, shall be marked by suitable monumentation.

2. WATER SUPPLY

- a) When a subdivision is to be served by a public water system, the complete supply system, including fire hydrants, shall be installed at the expense of the subdivider.
 - 1) The subdivider shall provide a written statement from the servicing water company or district that adequate water for both domestic and fire fighting purposes can be provided without placing an undue burden on the source, treatment facilities, or distribution system involved. The subdivider shall be responsible for paying the costs of system improvements necessary to serve the subdivision.
 - 2) The size and location of mains, gate valves, hydrants, and service connections shall be reviewed and approved in writing by the servicing water company or district and the Fire Chief.
- b) When the location of a subdivision does not allow for a financially reasonable connection to a public water supply system, the Planning Board may allow the use of individual wells or a private community water system.
 - 1) Dug wells shall be permitted only if it is demonstrated to be not economically feasible to develop other ground water sources and shall be constructed so as to prevent infiltration of surface water into the well. Unless otherwise permitted by the Board, the subdivider shall prohibit dug wells by deed restrictions and a note on the plan.

- 2) If a central water supply system is provided by the subdivider, the location and protection of the source and the design, construction, and operation of the system shall conform to the standards of the Maine Rules Relating to Drinking Water.
- 3) The subdivider shall construct ponds and dry hydrants to provide for adequate water storage for fire-fighting purposes. An easement shall be granted to the municipality granting access to the dry hydrants where necessary.

3. SEWAGE DISPOSAL

Public System

- a) A sanitary sewer system shall be installed at the expense of the subdivider when there is a public sanitary sewer line located within one thousand (1000) feet of the proposed subdivision at its nearest point. The sewer district shall certify that providing service to the proposed subdivision is within the capacity of the system's collection and treatment system.
- b) The sewer district shall review and approve in writing the construction drawings for the sewage system.

4. SURFACE DRAINAGE

- a) Where a subdivision is traversed by a stream, river, or surface water drainageway or where the Board feels that surface water runoff to be created by the subdivision should be controlled, there shall be provided easements or drainage rights-of-way of swales, culverts, catch basins, or other means of channelling surface water within the subdivision and over other properties. This stormwater management system shall be designed by a Registered Professional Engineer.
- b) Drainage easements for existing water courses or proposed drainage ways shall be provided and indicated on the plan at least thirty (30) feet wide, conforming substantially with the lines of existing natural drainage.
- c) The developer shall provide a statement from the designing engineer that the proposed subdivision will not create erosion, drainage, or runoff problems either in the subdivision or in other properties. Where the peak runoff from the subdivision onto other properties is increased either in volume or duration, easements from the abutting property owners, allowing such additional discharge, shall be obtained.
- d) A storm water drainage plan showing ditching, culverts, storm drains, easements, and other proposed improvements meeting the standards of Section 11.4 shall be submitted.

F. LAND FEATURES

1. Topsoil shall be considered part of the subdivision and shall not be removed from the site except for surplus topsoil from roads, parking areas, and building excavations.
2. Except for normal thinning, landscaping, and cutting trees to provide access to direct sunlight, existing vegetation shall be left intact to prevent soil erosion. The Board shall require a developer to take measures to correct and prevent soil erosion in the proposed subdivision.

G. CLUSTER DEVELOPMENT

1. PURPOSE

The purpose of these provisions is to allow for innovative concepts of housing development where maximum variations of design may be allowed, provided that the net residential density shall be no greater than is permitted in the Zoning District in which the development is proposed. To this end, the layout and dimensional requirements of the Zoning Ordinance may be altered without restriction except height limitations.

2. BASIC REQUIREMENTS

- a) All the requirements and standards of these Ordinances, except those dealing with lot layout and dimensions, shall be met.
- b) The minimum area of land in a cluster development shall be ten (10) acres, except where there is public water and sewer.
- c) The plan shall indicate the location of all proposed roads, structures, parking areas, footpaths, and common open space.
- d) No building shall be constructed on soil types classified by the S.C.S. as being poorly or very poorly drained.
- e) Where a cluster development abuts a waterbody, a portion of the shoreline, as well as reasonable access to it, shall be part of the common land.
- f) In cluster developments with individual lot sizes of 20,000 square feet or less, all dwelling units shall be connected to a common water supply and distribution system, either public or private.
- g) In cluster developments with individual lot sizes of 20,000 square feet or less, all dwelling units shall be connected to a public sewer system or to a central collection and treatment system.

- h) Buildings shall be oriented with respect to scenic vistas, natural landscape features, topography, south-facing slopes, and natural drainage areas, in accordance with an overall plan for site development and landscaping.

H. DEDICATION AND MAINTENANCE OF COMMON OPEN SPACE AND SERVICES

1. All common land shall be owned jointly or in common and undivided by the owners of the dwelling units by means of a homeowners association, by an association which has as its principal purpose the conservation or preservation of land in essentially its natural condition, or by the municipality.
2. Further subdivision of the common land or its use for other than non-commercial, recreation, or conservation purposes, except for easements for underground utilities, shall be prohibited. Structures and buildings accessory to non-commercial, recreation, or conservation uses may be erected on the common land.
3. The common open space shall be shown on the Final Plan with appropriate notation on the plan to indicate that:
 - a) It shall not be used for future building lots, and
 - b) A part or all of the common open space may be dedicated for acceptance by the municipality.
4. If any or all of the common open space and services are to be reserved for use by the residents, the by-laws of the proposed homeowners association shall specify maintenance responsibilities and shall be submitted to the Board prior to Final Plan approval.
5. Covenants for mandatory membership in the homeowners association setting forth the owner's rights, interests, and privileges in the association and the common property shall be reviewed by the Board and included in the deed for each lot or dwelling.
6. The homeowners association shall have the responsibility of maintaining the common property.

7. The association shall levy annual charges against all owners of dwelling units to defray the expenses connected with the maintenance of common property and tax assessments.
8. The developer or subdivider shall maintain control of the common property and be responsible for its maintenance until development sufficient to support the association has taken place.

I. CONSTRUCTION IN FLOOD HAZARD AREAS

When any part of a subdivision is located in a special flood hazard area as identified by the Federal Emergency Management Agency, the plan shall indicate that all principal structures on lots in the subdivision shall be constructed with their lowest floor, including the basement, at least one (1) foot above the 100-year flood elevation, and all construction must conform to Article 8 of Floodplain Management Ordinance enacted March 9, 1987. Such a restriction shall be included in the deed to any lot which is included or partially included in the flood hazard area.

SECTION 11. STREET AND STORM DRAINAGE DESIGN AND CONSTRUCTION STANDARDS

A. GENERAL REQUIREMENTS

1. The Board shall not approve any subdivision plan unless proposed streets and storm water management systems are designed in accordance with any local ordinance or the specifications contained in these regulations. Approval of the Final Plan by the Board shall not be deemed to constitute or be evidence of acceptance by the municipality of any street or easement.
2. Subdividers shall submit to the Board, as part of the Final Plan, detailed construction drawings showing a plan view, profile, and typical cross-section of the proposed streets. The plans shall include the following information:
 - a) Date, scale, and magnetic or true north point.
 - b) Intersections of the proposed street with existing streets.
 - c) Roadway and right-of-way limits including edge of pavement, edge of shoulder, sidewalks, and curbs.
 - d) Kind, size, location, material, profile, and cross-section of all existing and proposed drainage structures and their location with respect to the existing natural waterways and proposed drainage ways.
 - e) Complete curve data shall be indicated for all horizontal and vertical curves.
 - f) Turning radii at all intersections.
 - g) Center line gradients.

- h) Locations of all existing and proposed overhead and underground utilities to include, but not be limited to, water, sewer, electricity, telephone, lighting, and cable vision.
- 3. Upon receipt of plans for a proposed public street, the Board shall forward one (1) copy to the Municipal Officers and one (1) copy to the Road Commissioner for review and comment. Plans for streets which are not proposed to be accepted by the municipality shall be sent to the Municipal Officers for review and comment.

B. STREET DESIGN STANDARDS

- 1. These design standards shall be met by all streets within subdivisions and shall control the roadways, shoulders, curbs, sidewalks, drainage systems, culverts, and other appurtenances.
- 2. Streets shall be designed to discourage through traffic within a residential subdivision.
- 3. Wherever existing or other proposed streets, topography, and public safety permit, streets shall run in east-west directions to maximize access for solar energy utilization. The character, extent, width, and grade of all streets shall be considered in their relation to existing or planned streets.
- 4. Reserve strips controlling access to streets shall be prohibited except where their control is definitely placed in the municipality.
- 5. Where a subdivision borders an existing narrow street (not meeting the width requirements of the standards for streets in these Ordinances) or when the Comprehensive Plan indicates plans for realignment or widening of a road that would require use of some of the land in the subdivision, the plan shall indicate reserved areas for widening or realigning the road marked "Reserved for Road Realignment and Paving (Widening) Purposes." Land reserved for such purposes may not be included in computing lot area or setback requirements of the Zoning Ordinance. When such widening or realignment is indicated on the Official Map, the reserve area shall not be included in any lot, but shall be reserved to be deeded to the municipality or State.
- 6. Where a major subdivision abuts or contains an existing or proposed arterial street, no residential lot may have vehicular access directly on to the arterial street. This requirement shall be noted on the Plan and in the deeds of any lot with frontage on the arterial street.

7. The following design standards apply according to street classification:

Description	Type of Street			
	Arterial	Collector	Minor	Private Right of Way
Minimum right of way	50'	50'	50'	50'
Minimum sidewalk width	24'	24'	20'	12'
Sidewalk width	4'	4'	4'	N/A
Minimum grade	0.5%	0.5%	0.5%	N/A
Maximum grade	5%	6%	8%	10%
Minimum centerline radius	230'	230'	150'	N/A
Minimum tangent between curves or reverse realignment	200'	200'	100'	N/A
Roadway crown	$\frac{1}{4}$ " ft	$\frac{1}{4}$ " ft	$\frac{1}{4}$ " ft	N/A
Minimum angle of street intersections	90°	90°	90°	90°
Maximum grade within 75 ft of intersection	2%	2%	2%	N/A
Minimum curb radii at intersections	30'	20'	15'	N/A
Minimum right-of-way radii at intersections	20'	10'	10'	10'
Minimum width of shoulders (each side)	3'	3'	3'	3'

8. The centerline of the roadway shall be the centerline of the right-of-way.
9. Dead-end Streets. In addition to the design standards above, dead-end streets shall be constructed to provide a cul-de-sac turnaround with the following requirements for radii: property line 65 ft; outer edge of pavement 50'. The Board may require the reservation of a twenty (20) foot easement in line with the street to provide continuation of pedestrian traffic or utilities to the next street. The Board may also require the reservation of a fifty (50) foot easement in line with the street to provide continuation of the road where future subdivision is possible.
10. Grades, Intersections, and Sight Distances.
- Grades of all streets shall conform in general to the terrain, so that cut and fill are minimized while maintaining the grade standards above.
 - All changes in grade shall be connected by vertical curves to provide for the minimum sight distances below.

- c) Where new street intersections or driveway curb-cuts are proposed, sight distances, as measured along the road onto which traffic will be turning, shall be based upon the posted speed limit and conform to the table below:

Posted Speed Limit (mph)	25	30	35	40	45	50	55
Sight Distance	250	300	350	400	450	500	550

Where necessary, corner lots shall be cleared of all growth and sight obstructions, including ground excavation, to achieve the required visibility.

- d) Cross (four-cornered) street intersections shall be avoided insofar as possible, except as shown on the Comprehensive Plan or at other important traffic intersections. A minimum distance of two hundred (200) feet shall be maintained between center lines of side streets.

11. Where installed, sidewalks shall meet these minimum requirements.

a) Bituminous Sidewalks:

1. The gravel aggregate sub-base course shall be no less than twelve (12) inches thick.
2. The crushed aggregate base course shall be no less than two (2) inches thick.
3. The hot bituminous pavement surface course shall be no less than two (2) inches after compaction.

b) Portland Cement Concrete Sidewalks:

1. The sand base shall be no less than six (6) inches thick.
2. The Portland Cement concrete shall be reinforced with six (6) inch square, number ten (10) wire mesh, and shall be no less than four (4) inches thick.

12. Where installed, curbing shall be granite, concrete, or bituminous concrete and shall be installed on a thoroughly compacted gravel base of six (6) inches minimum thickness. The specified pavement width above shall be measured between the curbs.

C. STREET CONSTRUCTION STANDARDS

1. Minimum thickness of material after compaction:

<u>Street Materials</u>	<u>Minimum Requirements</u>			
	<u>Arterial</u>	<u>Collector</u>	<u>Minor</u>	<u>Private Right of Way</u>
Aggregate sub-base course (maximum size stone-4")	18"	18"	18"	12"
Crushed aggregate base course	4"	3"	3"	3"
Hot bituminous pavement:				
Total thickness	3"	3"	3"	N/A
Surface course	1"	1"	1"	N/A
Base course	2"	2"	2"	N/A

2. Preparation.

- a) Before any clearing has started on the right-of-way, the center line and side lines of the new road shall be staked or flagged at fifty (50) foot intervals.
- b) Before grading is started, the entire right-of-way, other than trees and vegetation intended for preservation, shall be cleared of all stumps, roots, brush, and other objectionable material. All ledge, large boulders, and tree stumps shall be removed from the roadway.

3. All organic materials shall be removed to a depth of two (2) feet below the subgrade of the roadway. Rocks, ledge, and boulders shall also be removed to a depth of two (2) feet below the subgrade of the roadway. On soils which have been identified as not suitable for roadways, the subsoil shall be removed from the street site to a depth of two (2) feet below the subgrade and replaced with material meeting the specifications for gravel aggregate sub-base below.

4. Side slopes shall be no steeper than a slope of three (3) feet horizontal to one (1) foot vertical and shall be graded, limed, fertilized, and seeded according to the specifications of the erosion and sedimentation control plan.

5. All underground utilities shall be installed prior to paving to avoid cuts in the pavement. Building sewers and water service connections shall be installed to the edge of the right-of-way prior to paving.

6. Bases and pavement.

- a) Bases.

The Aggregate Base Course shall be sand or gravel of hard durable particles free from vegetative matter, lumps, or balls of clay and other deleterious substances.

b) Pavement Joints.

Where pavement joins an existing pavement, the existing pavement shall be cut along a smooth line and form a neat, even vertical joint.

c) Curbs and Gutters.

1. Street curbs and gutters shall be installed as required by the Board.
2. Curbs shall be vertical except when sloped curbs are specifically allowed by the Board.

d) Pavements.

1. Minimum standards for the base layer of pavement shall be the M.D.O.T. specifications for plant mix grade C with an aggregate size of no more than one (1) inch maximum.
2. Minimum standards for the surface layer of pavement shall meet the M.D.O.T. specifications for plant mix grade C with an aggregate size no more than 3/4 inch maximum.

D. STORM WATER MANAGEMENT DESIGN STANDARDS

1. Adequate provision shall be made for disposal of all storm water generated within the subdivision and any drained ground water through a management system of swales, culverts, underdrain, and storm drains. The storm water management system shall be designed to conduct storm water flows to existing watercourses or storm drains.
 - a) All components of the storm water management system shall be designed to meet the criteria of a twenty-five (25) year storm based on rainfall data for West Rockport, Maine.
 - b) The minimum pipe size for any storm drainage pipe shall be twelve (12) inches. Maximum trench width at the pipe crown shall be the outside diameter of the pipe plus two (2) feet. Pipe shall be bedded in a fine granular material containing no stones larger than three (3) inches, lumps of clay, or organic matter reaching a minimum of six (6) inches below the bottom of the pipe extending to six (6) inches above the top of the pipe.
 - c) Catch basins shall be installed where necessary.
 - d) Outlets shall be stabilized against soil erosion by stone riprap or other suitable materials to reduce storm water velocity.



2. The storm water management system shall be designed to accommodate upstream drainage, taking into account existing conditions and approved or planned developments not yet built, and shall include a surplus design capacity factor of twenty-five percent (25%) for potential increases in upstream runoff.
3. Downstream drainage requirements shall be studied to determine the effect of the proposed subdivision. The storm drainage shall not overload existing or future planned storm drainage systems downstream from the subdivision. The subdivider shall be responsible for financing any improvements to existing drainage systems required to handle the increased storm flows.
4. Wherever the storm drainage system is not within the right-of-way of a public street, perpetual easements shall be provided to the Town allowing maintenance and improvement of the system.
5. Where soils require a subsurface drainage system, the drains shall be installed and maintained separately from the storm water drainage system.

E. STORM DRAINAGE CONSTRUCTION STANDARDS

1. Materials.

- a) Reinforced Concrete Pipe shall meet the requirements of ASTM Designation C-76 (AASHTOM 170). Pipe classes shall be required to meet the soil and traffic loads with a safety factor of 1.2 on the .01 inch crack strength with a Class B bedding. Joints shall be of the rubber gasket type meeting ASTM Designation C 443-70, or of an approved preformed plastic jointing material such as "Ramnek." Perforated Concrete Pipe shall conform to the requirements of AASHTOM 175 for the appropriate diameters.
- b) Corrugated Metal Pipe shall be meeting the requirements of AASHTO Designation M 190 Type C for iron or steel pipe or AASHTO Designation M 196 for aluminum alloy pipe for sectional dimensions and type. Pipe gauge shall be as required to meet the soil and traffic loads with a deflection of not more than five percent (5%).
- c) ABS (Acrylonitrile-butadiene-styrene) composite pipe and fittings shall conform to the requirements of AASHTO M 264 and AASHTO M 265. Perforated pipe shall conform to the requirements of AASHTO M 36, Type 111.
- d) Corrugated Plastic Pipe shall conform to the requirements of AASHTO M-252.
- e) Manholes shall be of precast concrete truncated cone section construction meeting the requirements of ASTM Designation C 478 or precast concrete manhole block construction meeting the requirements of ASTM Designation C 139, radial type. Bases may be cast in place 3,000 psi 28-day strength

concrete or may be of precast concrete placed on a compacted foundation of uniform density. Metal frames and traps shall be set in a full mortar bed and with tops shall conform to the requirements of AASHTO M 103 for carbon steel castings, AASHTO M 105, Class 30, for gray iron castings, or AASHTO M 183 (ASTM A 283, Grade B or better) for structural steel.

- f) Catch Basins shall be of precast concrete truncated cone section construction meeting the requirements of ASTM Designation C 478 or precast concrete manhole block construction meeting the requirements of ASTM Designation C 139, radial type. Castings shall be square cast iron sized for the particular inlet condition with the gratings perpendicular to the curb line. Bases may be cast in place 3,000 psi 28-day strength concrete or may be of precast concrete placed on a compacted foundation of uniform density. Metal frames and traps shall be set in a full mortar bed and with tops shall conform to the requirements of AASHTO M 103 for carbon steel castings, AASHTO M 105, Class 30, for gray iron castings, or AASHTO M 183 (ASTM A 283, Grade B or better) for structural steel.
- 2. Drain inlet alignment shall be straight in both horizontal and vertical alignment unless specific approval of a curvilinear drain is obtained in writing from the Board, after consultation with the Municipal Officer.
- 3. Manholes shall be provided at all changes in vertical and horizontal alignment and at all junctions. On straight runs, manholes shall be placed at a maximum of 400 foot intervals.
- 4. Upon completion, each catch basin or manhole shall be cleaned of all accumulation of silt, debris, or foreign matter and shall be kept clear until final acceptance.

F. ADDITIONAL IMPROVEMENTS AND REQUIREMENTS

- 1. Erosion Control. The procedures outlined in the erosion and sedimentation control plan shall be implemented during the site preparation, construction, and clean-up stages.
- 2. Cleanup. Following street construction, the developer or contractor shall conduct a thorough cleanup of stumps and other debris from the entire street right-of-way. If on-site disposal of the stumps and other debris is proposed, the site shall be indicated on the plan and be suitably covered with fill and topsoil, limed, fertilized, and seeded.
- 3. Street Names, Signs, and Lighting. Streets which join and are in alignment with streets of abutting or neighboring properties shall bear the same name. Names of new streets shall not duplicate, nor bear phonetic resemblance to, the names of existing streets within the municipality and shall be subject to the approval of the Board. No street name shall be the common given name of a person. The developers shall reimburse the

municipality for the costs of installing street name and traffic safety and control signs. Street lighting shall be installed as approved by the Board.

G. CERTIFICATION OF CONSTRUCTION

Upon completion of street construction and prior to a vote by the Municipal Officers to submit a proposed public way to the legislative body, a written certification signed by a professional engineer registered in the State of Maine shall be submitted to the Municipal Officers at the expense of the applicant, certifying that the proposed way meets or exceeds the design and construction requirements of these regulations. "As built" plans shall be submitted to the Municipal Officers.

SECTION 12. PERFORMANCE GUARANTEES

A. Types of Guarantees. With submittal of the application for Final Plan approval, the subdivider shall provide one of the following performance guarantees for an amount adequate to cover the total construction costs of all required improvements, taking into account the timespan of the construction schedule and the inflation rate for construction costs.

1. Either a certified check payable to the Town or a savings account or certificate of deposit naming the Town as owner for the establishment of an escrow account;
2. A performance bond payable to the Town issued by a surety company, approved by the Municipal Officers;
3. An irrevocable letter of credit from a financial institution establishing funding for the construction of the subdivision from which the Town may draw if construction is inadequate, approved by the Municipal Officers; or
4. An offer of conditional approval limiting the number of units built or lots sold until all required improvements have been constructed.

The condition and amount of the performance guarantee shall be determined by the Board.

B. Contents of Guarantee. The performance guarantee shall contain a construction schedule, cost estimates for each major phase of construction taking into account inflation, provisions for inspections of each phase of construction, provisions for the release of part or all of the performance guarantee to the developer, and a date after which the developer will be in default and the Town shall have access to the funds to finish construction.

C. Escrow Account. A cash contribution to the establishment of an escrow account shall be made by either a certified check made out to the municipality, the direct deposit into a savings account, or the purchase of a certificate of deposit. For any account opened by the

subdivider, the municipality shall be named as owner or co-owner, and the consent of the municipality shall be required for a withdrawal. Any interest earned on the escrow account shall be returned to the subdivider unless the municipality has found it necessary to draw on the account, in which case the interest earned shall be proportionately divided between the amount returned to the subdivider and the amount withdrawn to complete the required improvements.

- D. Performance Bond. A performance bond shall detail the conditions of the bond, the method for release of the bond or portions of the bond to the subdivider, and the procedures for collection by the municipality. The bond documents shall specifically reference the subdivision for which approval is sought.
- E. Letter of Credit. An irrevocable letter of credit from a bank or other lending institution shall indicate that funds have been established for the construction of the subdivision and may not be used for any other project or loan.
- F. Phasing of Development. The Board may approve plans to develop a major subdivision in separate and distinct phases. This may be accomplished by limiting final approval to those lots abutting that section of the proposed subdivision street which is covered by a performance guarantee. When development is phased, road construction shall commence from an existing public way. Final approval of lots in subsequent phases shall be given only upon satisfactory completion of all requirements pertaining to previous phases.
- G. Release of Guarantee. Prior to the release of any part of the performance guarantee, the Board shall determine to its satisfaction, in part upon the report of whatever agencies and departments may be involved, that the proposed improvements meet or exceed the design and construction requirements for that portion of the improvements for which the release is requested.
- H. Default. If, upon inspection, the Code Enforcement Officer finds that any of the required improvements have not been constructed in accordance with the plans and specifications filed as part of the application, he shall so report in writing to the Municipal Officers, the Board, and the subdivider or builder. The Municipal Officers shall take any steps necessary to preserve the Town's rights.
- I. Private Roads. Where the subdivision streets are to remain private roads, the following words shall appear on the recorded plan:

"ALL ROADS IN THIS SUBDIVISION SHALL REMAIN PRIVATE ROADS TO BE MAINTAINED BY THE DEVELOPER OR THE LOT OWNERS AND SHALL NOT BE ACCEPTED OR MAINTAINED BY THE TOWN."

J. Improvements Guaranteed. Performance guarantees shall be tendered for all improvements required by Section 10.7 of these regulations, as well as any other improvements required by the Board.

SECTION 13. WAIVERS

- A. Where the Board makes written findings of fact that there are special circumstances of a particular lot proposed to be subdivided, it may waive portions of the submission requirements or the standards, unless otherwise indicated in the regulation, to permit a more practical and economical development, provided the public health, safety, and welfare are protected and provided the waivers do not have the effect of nullifying the intent and purposes of the Comprehensive Plan, the Land Use Ordinance, or these Ordinances.
- B. Where the Board makes written findings of fact that, due to special circumstances of a particular lot proposed to be subdivided, the provision of certain required improvements is not requisite to provide for the public health, safety, or welfare or are inappropriate because of inadequate or lacking connecting facilities adjacent to or in proximity of the proposed subdivision, it may waive the requirement for such improvements, subject to appropriate conditions.
- C. In granting waivers to any of the these regulations in accordance with Sections 13.1 and 13.2, the Board shall require such conditions as will assure the objectives of these Ordinances are met.

SECTION 14. APPEALS

- A. An aggrieved party may appeal any decision of the Board under these Ordinances to Knox County Superior Court.

SECTION 15. DEVELOPMENT IMPACT FEES

The Planning Board may require the applicant to participate in municipal infrastructure improvements. Where it appears that the proposed development will result in a negative impact or decline in the level of service of any existing municipal infrastructure system or service, the Planning Board shall assess and establish the applicant's level of participation in the improvement of that system or service. This will apply to a major subdivision or any developer who creates four or more lots in any one year.

- A. Conducting the Assessment. In conducting the assessment, the Planning Board shall consider the following:
 - 1. The status of the system and service in the Comprehensive Plan and capital improvement program relative to any planned improvements and scheduling.
 - 2. The net effect of the proposed development on the capacity of the infrastructure, indicating the percentage share caused by the developer.
 - 3. A cost estimate for improvement of this infrastructure so as to meet the increased demand, and a breakdown of the applicant's share of that cost.
 - 4. An assessment of municipal water and sewer system improvements provided by the appropriate agencies.

- B. **Improvement Responsibilities.** As soon as the applicant's share of infrastructure impact has been established by the Planning Board, the Board shall select the method in which the applicant must participate in the infrastructure improvement. The following alternatives are available:
1. The applicant must agree to make the necessary infrastructure improvements, establish a construction schedule, and post a performance guarantee to cover all associated costs. The applicant may recover the improvement costs within 10 years after improvements are made. For the applicant to recover these costs, subsequent developments must realize a benefit by using the infrastructure improvements financed by the applicant. Cost reimbursement for the applicant shall be established as subsequent developments go through the site plan or subdivision review process. In arriving at the appropriate cost share for subsequent developments, the same process must be used.
 2. The Town must agree to complete the improvements. The applicant shall pay the required share of the cost to the Town at the time of approval of the Final Plan which shall be held in reserve fund until the improvement is completed in accordance as scheduled in the capital improvement program of the Town. If the improvement is not completed within 10 years, the fee, plus interest, must be returned to the applicant.
- C. **Community Facilities Impact Analysis.** The Planning Board shall require the applicant to conduct a community facilities impact analysis which will consider the following demographic features:
1. **Demographic Description.** The analysis must identify the demographic market the project intends to serve, including:
 - a) type of family;
 - b) average family size;
 - c) numbers and ages of children;
 - d) anticipated time period to fill all units or lots.

Associated data, such as anticipated income levels, type of employment, and projected housing costs may also be presented to support projections associated with the above demographic description. If transfers from existing Town families and homes are expected, the impact on the secondary market must be projected. The basis for all projections must be provided.
 2. **Community Facilities Impact Analysis.** Utilizing the above demographic data, the applicant shall conduct analysis of the following:
 - a) Estimated impact on the sewage disposal system, including flow estimates and assessment of capacity;

- b) Estimated impact on the water system, including flow estimates and assessment of existing or potential water pressure;
- c) Estimated impact of traffic systems, including the impact of projected trips on flow characteristics and the impact of traffic on the immediate, existing road structures;
- d) Estimated impact on the school system;
- e) Estimated impact on public safety factors;
- f) Estimated impact on public works department, including solid waste disposal;
- g) Estimated impact on existing storm water management systems, including flow and water quality;
- h) Estimated impact on the recreation resources and provisions of methods to meet proposed needs;
- i) Any other study deemed appropriate by the Planning Board.

Once these analysis have been completed, the applicant shall present appropriate projections and impact assessment to the appropriate Town agency for review and comment.

APPENDIX B

Sample Letter of Credit

Jane Planner, Chairman
Your Town Planning Board
Town Hall
Your Town, ME 04000

Dear Ms. Planner:

Re: Letter of Credit: Developer Inc., Sunshine Estates, Your Town, Maine

This letter will confirm to Your Town that the Big Town Savings Bank has issued a loan commitment to Developer Inc. for the purpose of constructing all required improvements in the "Sunshine Estates" subdivision.

Big Town Savings Bank will set aside \$230,000 in a Construction Escrow Account for completion of the required improvements. This account can be drawn upon by Your Town in the event that Developer Inc. fails to complete Steps A through H listed below for Windy Road on or before (two years from date of Final Plan approval).

Approximate length of road 2,350 feet:

A. Grub roadways full width of 50 feet - \$4/ft.	\$ 9,400
B. Shape sub-base and grade it - \$4/ft.	9,400
C. Install under drain culverts - \$16/ft.	37,600
D. Install sewer \$22/ft. x 2,050 plus pump \$16,500	61,600
E. Install water mains \$14/ft. x 2,400	33,600
F. Apply and shape 18" gravel base \$8.30/ft. x 2350'	19,500
G. Apply and shape 3" of crushed gravel; apply 1 3/4" of base course bituminous concrete to width of 24'; apply bituminous curb and 2" of bituminous concrete to a width of 5', \$10/ft. x 2350'	23,500
H. Apply 3/4" of surface bituminous concrete to width of 24' - \$5/ft.	11,800

Big Town Savings Bank understands that Developer Inc., or the contractor, will notify the Town Engineer or Code Enforcement Officer before any of the above work has begun and obtain his approval in writing as he completes each phase of the road construction.

This Account shall expire when Your Town acknowledges in writing to Developer Inc. that the work outlined in Steps A through H has been completed in accordance with Your Town's subdivision regulations and street acceptance ordinance and the approved plans of Sunshine Estate. Any funds remaining in the Account on (date specified above) for work outlined in Steps A through H which has not been completed and approved by the Town on that date shall be released to the Town to complete such work. As the Town Engineer or Code Enforcement Officer has issued his written approvals for each step above to Developer Inc., the funds in this Account will be released based upon the schedule above.

"permanent marker" includes, but is not limited to, an iron pin or a drill hole in ledge. No subdivision plat or plan shall be recorded by any registrar of deeds which has not been approved as required. Approval for the purpose of recording shall appear in writing on the plat or plan. No public utility, water district, sanitary district, or any utility company of any kind shall install services to any lot in a subdivision unless written authorization attesting to the validity and currency of all local permits required under this chapter has been issued by the appropriate municipal officials. Following installation of service, the company or district shall forward the written authorization to the municipal officials indicating that installation has been completed.

Any person, firm, corporation, or other legal entity who sells, leases, develops, builds upon, or conveys for consideration, offers, or agrees to sell, lease, develop, build upon, or convey for consideration any land in a subdivision which has not been approved as required by this section shall be penalized in accordance with Section 4966. The Attorney General, the municipality, the planning board of any municipality, or the appropriate municipal officers may institute proceedings to enjoin the violations of this section.

All subdivision plats and plans required by this section shall contain the name and address of the person under whose responsibility the subdivision plat or plan was prepared.

5. Exemptions. This section shall not apply to proposed subdivisions approved by the planning board or the municipal officials prior to September 23, 1971, in accordance with laws then in effect nor shall it apply to subdivision as defined by this section in actual existence on September 23, 1971, that did not require approval under prior law or to a subdivision as defined by this section, a plan of which has been legally recorded in the proper registry of deeds prior to September 23, 1971. The division of a tract or parcel as defined by this section into three or more lots and upon all of which lots permanent dwelling structures legally existed prior to September 23, 1971, is not a subdivision.

The dividing of a tract or parcel or land and the lot or lots so made, which dividing or lots when made are not subject to this section, shall not become subject to this section by the subsequent dividing of said tract or parcel of land or any portion thereof, however, the municipal reviewing authority shall consider the existence of such previously created lot or lots in reviewing a proposed subdivision created by such subsequent dividing.

6. Revisions to existing plat or plan. Any application for subdivision approval which constitutes a revision or amendment to a subdivision plan which has been previously approved shall indicate that tract on the application and shall identify the original subdivision plan being reviewed or amended.

If a subdivision plat or plan is presented for recording to a registrar of deeds and that plat or plan is a revision or amendment to an existing plat or plan, the registrar shall indicate on the index for the original plat or plan that it has been superseded by another plat or plan and shall reference the book and page or cabinet and sheet on which the new plat or plan is recorded. In addition, the registrar shall ensure that the book and page or cabinet and sheet on which the original plat or plan is recorded is referenced on the new plat or plan.

Drafts drawn upon this Account must be for this particular subdivision and to complete any work which is outlined above. Further more drafts must be accompanied by itemized statements showing costs of work to be completed and must be submitted prior to (six to nine months following date specified above). Your Town shall not be responsible for repayment or interest cost for any funds released to the Town for work not completed on or before (date specified above).

Very truly yours,

Loan Officer

SEEN AND AGREED TO _____
Developer Inc.

Your Town hereby accepts said original letter as evidence of its satisfaction of Developer Inc.'s obligation to be performed.

YOUR TOWN

By _____
Town Manager

APPENDIX C

Sample Storm Drainage Easement

KNOW ALL MEN BY THESE PRESENTS

That _____ of _____, County of _____, being the owner of a certain lot or parcel of land in the Town of _____, County of _____ and State of Maine, which premises are more fully described in a certain subdivision plan entitled _____, by _____, dated _____, and recorded in the _____ County Registry of Deeds in Plan Book _____, Page _____, which description of said premises is included herein by reference. For and in consideration of the sum of One Dollar and other good and valuable considerations paid by the inhabitants of the Town of _____, State of Maine, the receipt of which is hereby acknowledged, Grantor(s) do(es) hereby give, grant, and quit-claim unto the said inhabitants of the Town of _____ an easement and right-of-way for the construction, maintenance, repair, or replacement of storm drains on or across said premises. Said easement shall be thirty (30) feet in width and _____ () feet in length across Lots numbered _____ and shall be located as shown on the above-mentioned subdivision plan.

TO HAVE AND TO HOLD the said easement and right-of-way unto the said inhabitants of the Town of _____ for use for storm drainage so long as the same shall be used and maintained for such purposes; and purposes Grantor(s) further grant(s) to the inhabitants of the Town of _____ the right to enter upon said land for purposes heretofore mentioned and Grantor(s), their heirs, or assigns shall not construct any structure within said easement or plant vegetation within said easement without the express written consent of the Director of the Town of _____, Department of Public Works, and the Town Engineer of the Town of _____.

IN WITNESS WHEREOF, the said _____ have hereunto set my (our) hand(s) and seal(s) this _____ day of _____, in the year of our Lord one thousand nine hundred and _____.

SIGNED, SEALED, AND DELIVERED
in presence of

STATE OF MAINE

_____, ss. _____, 19 _____

Personally appeared before me, the above-mentioned _____ and acknowledged the foregoing instrument to be _____ free act and deed.

Notary Public/Justice of the Peace

APPENDIX D

Model Notice of Decision for Subdivision Review

The following document has been designed as a tool to help planning boards prepare proper documentation for their notices of decisions to applicants for subdivision approval. Many subdivision regulations and the State Subdivision Law require that boards make findings of fact regarding the application prior to the decision. This model form can be used as a basis for preparing those findings of fact.

The findings of fact should always indicate the owner of the property, the applicant (if different than the owner), the location of the property, the zoning district the property is located in, and a description of the subdivision (size, number of lots, etc.). The Board should also make other findings as are relevant for each particular application and can be supported by the information in the record.

Based on these findings, the Board should then draw whatever conclusions are relevant to the application, including specific provisions of the Town's subdivision regulations or ordinance which are or are not met. The Board must also make a determination whether the fourteen criteria in subsection 3 of the Subdivision Law (Title 30 MRSA, §4956) are met. Then based on these conclusions, the application should be denied or approved, as appropriate.

For your easy reference, the fourteen criteria in the Subdivision Law are summarized below:

1. Will not result in undue water or air pollution.
2. Has sufficient water available.
3. Will not cause an unreasonable burden on an existing water supply.
4. Will not cause unreasonable soil erosion.
5. Will not cause unreasonably unsafe traffic conditions.
6. Will provide adequate sewage disposal.
7. Will not unreasonably burden the Town's ability to dispose of solid waste or sewage.
8. Will not adversely effect natural beauty, aesthetics, historic sites, rare natural areas, or public access to the shoreline.
9. Is in conformance with subdivision regulations, comprehensive plan, and zoning ordinance.
10. Subdivider has financial and technical capacity to meet these standards.
11. Will not adversely affect water quality or a shoreline.
12. Will not adversely affect ground water quality or quantity.
13. The first floor of all structures is located at least one foot above the 100-year flood elevation.

We urge you not to copy this model and simply fill in the blanks with the name of your town. Please use it only as a guide as to the type of information which should be in your findings and notice of decision and work from there in preparing your own documents for each case. Feel free to call on the SMRPC staff for assistance.

(MODEL)
NOTICE OF DECISION

Date _____

To _____

Dear _____:

This letter is to inform you that the _____ Planning Board has acted on your application for a subdivision as follows.

Findings of Fact

1. The owner of the property is _____.
2. The property is located at _____ in the _____ zoning district identified as Assessor's Map _____, Lot _____, and contains _____ (acres, sq. ft.).
3. The applicant is _____, who has demonstrated a legal interest in the property by providing a copy of a (deed, option, purchase and sales agreement).
4. The applicant proposes to establish a _____ lot subdivision on the subject property. The lots range in size from _____ (acres, sq. ft.) to _____ (acres, sq. ft.).
5. A completed application was submitted on _____.
6. A public hearing was held on _____.
7. Water is to be supplied by (private wells, the _____ Water District).
8. Sewage is to be disposed of by (individual subsurface disposal systems, the _____ Sewer District). Site evaluations for each lot, meeting the requirement of the Maine Plumbing Rules, were completed by _____, Licensed Site Evaluator, on _____ (or) The _____ Sewer District has approved the plans for sewer lines and indicated it will be able to adequately treat the waste.
9. A storm water drainage plan has been prepared by _____, P.E.
10. The applicant has submitted a (certified check, certificate of deposit, a performance bond, a letter of credit) adequate to cover the costs of all required improvements.
11. _____.
12. _____.

Conclusions

13. Indicate the nature of any restrictive covenants to be placed in the deeds:

14. Has this land been part of a prior approved subdivision? _____ Yes
_____ No

Or other divisions within the past five years? _____ Yes _____ No

15. Identify existing use(s) of land (farmland, woodlot, etc.) _____

16. Does the parcel include any water bodies? _____ Yes _____ No

17. Is any portion of the property within a special flood hazard area as identified by the Federal Emergency Management Agency? _____ Yes
_____ No

18. List below the names and mailing addresses of abutting property owners and owners across the road:

Name	Address
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

General Information

19. Proposed name of development: _____

20. Number of lots or units: _____

21. Anticipated date for construction: _____

22. Anticipated date of completion: _____

23. Does this development require extension of public infrastructure?

_____ Yes _____ No

_____ roads

_____ sidewalks

_____ sewer lines

_____ storm drainage

_____ water lines

_____ fire protection equipment

24. Estimated cost for infrastructure improvements: \$ _____

INCIDENT / OFFENSE / ARREST REPORT

Case No. 90-0143

E V E N T	Incident Type/Offense Type THEFT														
	Incident/Offense Location RAGGED MOUNTAIN HOME					Incident Date 1-18-90		Time 1000 <small>AM</small> to <small>PM</small>		Incident Date		Time <small>AM</small> <small>PM</small>			
C O M P L A I N T	Complainant's Name TOWN OF UNION					Complainant's Address UNION TOWN OFFICE									
	Residence Phone		Business Phone 785-3658		Date of Birth		Age		Relation of Comp to Subject (if any)						
V I C T I M	Victim's Name SAME					Victim's Address									
	Residence Phone		Business Phone		Date of Birth		Age		Relation of Victim to Subject (if any)						
S U B J E C T S	Suspect's Name					Suspect's Address					Summoned <input type="checkbox"/> Yes <input type="checkbox"/> No				
	Age	Race	Sex	Hair	Eyes	Height	Weight	Social Security No.		Drivers License No.		State	Arrested <input type="checkbox"/> Yes <input type="checkbox"/> No		
	Alias or Nicknames				Date of Birth		Summons No./Warrant No.			Residence Phone		Business Phone			
	Suspect's Name					Suspect's Address					Summoned <input type="checkbox"/> Yes <input type="checkbox"/> No				
S U B J E C T S	Age	Race	Sex	Hair	Eyes	Height	Weight	Social Security No.		Drivers License No.		State	Arrested <input type="checkbox"/> Yes <input type="checkbox"/> No		
	Alias or Nicknames				Date of Birth		Summons No./Warrant No.			Residence Phone		Business Phone			
	Offense Suspected or Charged					Total Number Arrested			Date of Arrest						
	Where Offense Committed/Premise Type					Statute No. & Class			How Arrest Made: <input type="checkbox"/> on view <input type="checkbox"/> warrant						
A R R E S T	Check all items which apply														
	<input type="checkbox"/> Drunk <input type="checkbox"/> Drinking <input type="checkbox"/> Resisted <input type="checkbox"/> Traffic Offense <input type="checkbox"/> OUI <input type="checkbox"/> OAS <input type="checkbox"/> Other <input type="checkbox"/> Felony Charge														
	Vehicle Make		Year	Model	Style	Color	If Stolen Value		License No.		State	Exp.	Impounded Yes <input type="checkbox"/> No <input type="checkbox"/>		
	Check all items which apply					Vehicle Vin No.		Where Impounded							
V E H I C L E	<input type="checkbox"/> Victims <input type="checkbox"/> Stolen <input type="checkbox"/> Recovered <input type="checkbox"/> Suspects <input type="checkbox"/> Abandoned														
	Witness Name					Address		Residence Phone		Business Phone					
W I T N E S S	Witness Name					Address		Residence Phone		Business Phone					
	Synopsis														
N A R R A T I V E	THE GOLD COLORED HEAD OF THE BOSTON GLOBE CAME FOR														
	THE OLDEST CITIZEN OF UNION IS REPORTED MISSING.														
	THE PROPRIETOR OF THE RAGGED MOUNTAIN HOME, TEL #236-														
	2897, CATHY BUUNS, STATES IT COULD HAVE BEEN MIS-														
	PLACED OR THROWN OUT WITH THE TRASH. VISITORS														
	HAVE BEEN ON THE PREMISES BUT NO NAMES WERE														
RECORDED IN THE VISITOR'S LOG BOOK. CASE CLOSED															
PENDING ANY ADDITIONAL INFORMATION.															
U C R	Vandalism/Property Damage Value <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>														
	VEHICLES			CURRENCY			JEWELRY			BOATS			Date of Theft		
	STOLEN												Date of Recovery		
	RECOVERED														
	CLOTHING			OFFICE EQUIP.			TV, RADIO, ETC.			FURNITURE					
	STOLEN														
	RECOVERED														
	FIREARMS			CONSUMER GOODS			TOOLS/EQUIPMENT			OTHER			TOTAL		
	STOLEN														
	RECOVERED														
A D M	CASE STATUS: <input type="checkbox"/> ACTIVE <input type="checkbox"/> CLEARED BY ARREST EX. CLEARED <input type="checkbox"/> OVER 18 UNDER 18 <input type="checkbox"/> UNFOUNDED <input type="checkbox"/> INACTIVE														
	REPORTING OFFICER					NUMBER					APPROVING OFFICER			NUMBER	
	S. HOOVER					376									
											REPORT DATE 1-22-90				

OFFICE

KCSD 12/88

Town Copy

PROJECT 31-3071

APPLICATION FOR POLE LOCATION

TO THE STATE DEPARTMENT OF TRANSPORTATION

TOWN

OF Union, MAINE

Central Maine Power Company, and Continental Telephone Co., corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the Union Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said Union Town, as follows:

Starting at existing Central Maine Power Company Pole #14 on East Union ByPass and extending in an easterly direction along the said East Union ByPass on a line of four (4) poles, approximately five hundred ninety-five (595) feet, as now staked to proposed Central Maine Power Company Pole #11 as shown on sketch submitted with this application marked Project #31-3071, dated March 16, 1990.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Department of Transportation stating the cause of said objection within fourteen (14) days ~~after the publication of this notice.~~

Public Notice of this Application has been given by publishing the text of the same in Courier-Gazette on April 3, 1990

CENTRAL MAINE POWER COMPANY

By Frank T. Skelton Date 3/27/90CONTINENTAL TELEPHONE CO.

By _____ Date _____



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

March 26, 1990

Louise D. Folsom
First Selectperson
Town Office
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed for your Town Records is an Application for a
Pole Location Permit for the Town of Union.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml
Enc.
W/O #31-3071





Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-2046

TO THE STATE DEPARTMENT OF TRANSPORTATION

 } OF Union, MAINE


Central Maine Power Company, a Maine corporation, duly authorized to transmit and distribute electricity in the City/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town, as follows:

Starting at existing Central Maine Power Company Pole #51 on Augusta Road and extending in a westerly direction along the said Augusta Road on a line of seven (7) poles, approximately two thousand one hundred seventy-five (2,175) feet, as now staked to proposed Central Maine Power Company Pole #58, then extending approximately nine hundred fifty-five (955) feet to Pole #62, then easterly across said Augusta Road one hundred thirty-five (135) feet to proposed Pole #62.1 as now staked and shown on sketch submitted with this application marked Project #31-2046, dated June 7, 1989.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Department of Transportation stating the cause of said objection within fourteen (14) days after the publication of this notice.

(See attached map)

Public Notice of this Application has been given by publishing the text of the same in Courier-Gazette on June 22, 1989

CENTRAL MAINE POWER COMPANY

By James D. Sturtevant
Rockland, Maine
 June 14, 1989

4502
7/81

CENTRAL MAINE POWER COMPANY

PROJECT 31-2046
SHEET 1 OF 1

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union

STREET Augusta Rd

DATE 6/7/89 BY R. Teel

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Central Me. Power at Rockland Line Tel 5944431. Pole spans shown are approximate.

Feet Behind Curb	Feet Behind Guard Rail	Feet to ϕ Traveled Way	CMP Pole No.	Highway Limits	Feet Behind Curb	Feet Behind Guard Rail	Feet to ϕ Traveled Way	Pole No.	Highway Limits
			33 62.1						
			62	X 135' X					
				↑					
				955'					
				↓					
			33 58	X					
				335'					
			37 57	X					
10'			32 56S	X 335' X					
			41 56	X 80' X					
				235'					
			42 55	X					
				300'					
			38 54	X					
				300'					
			38 53	X					
				310'					
			38 52	X					
				360'					
Existing			51	X					
				↑					
				1115'					
				↓					
			Inv. #651						
			Cross Rd.						

9-82





Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

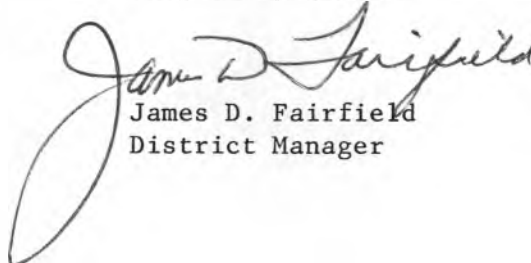
June 14, 1989

Louise D. Folsom
First Selectman
Town of Union
Town Office
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed for your Town Records is an Application for a Pole
Location Permit for the Town of Union.

Very truly yours,



James D. Fairfield
District Manager

JDF/ml

Enc.



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

March 30, 1990

Louise D. Folsom
First Selectperson
Town of Union
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed herewith is an Application for a Pole
Location Permit for the Town of Union.

Please have all the selectmen sign the original copy
and return the same to this office after the Town Clerk
has completed the section designated also. The second
copy is for your records.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml
Encs.
W/O #31-1

Town Copy

4506

APPLICATION FOR POLE LOCATION

PROJECT 31-1

TO THE

TOWN

OF Union, MAINE

Central Maine Power Company, and Continental Telephone Co., corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the Union Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said Union Town, as follows:

Starting at existing Central Maine Power Company Pole #12 on Skidmore Road and extending in an easterly direction along the said Skidmore Road on a line of one (1) pole, approximately one hundred thirty (130) feet, as now staked to proposed Central Maine Power Company Pole #13 as shown on sketch submitted with this application marked Project #31-1, dated March 23, 1990.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice~~.

Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY

By Felke Hlon

Date 4/2/90

CONTINENTAL TELEPHONE CO.

By Morris Leathers

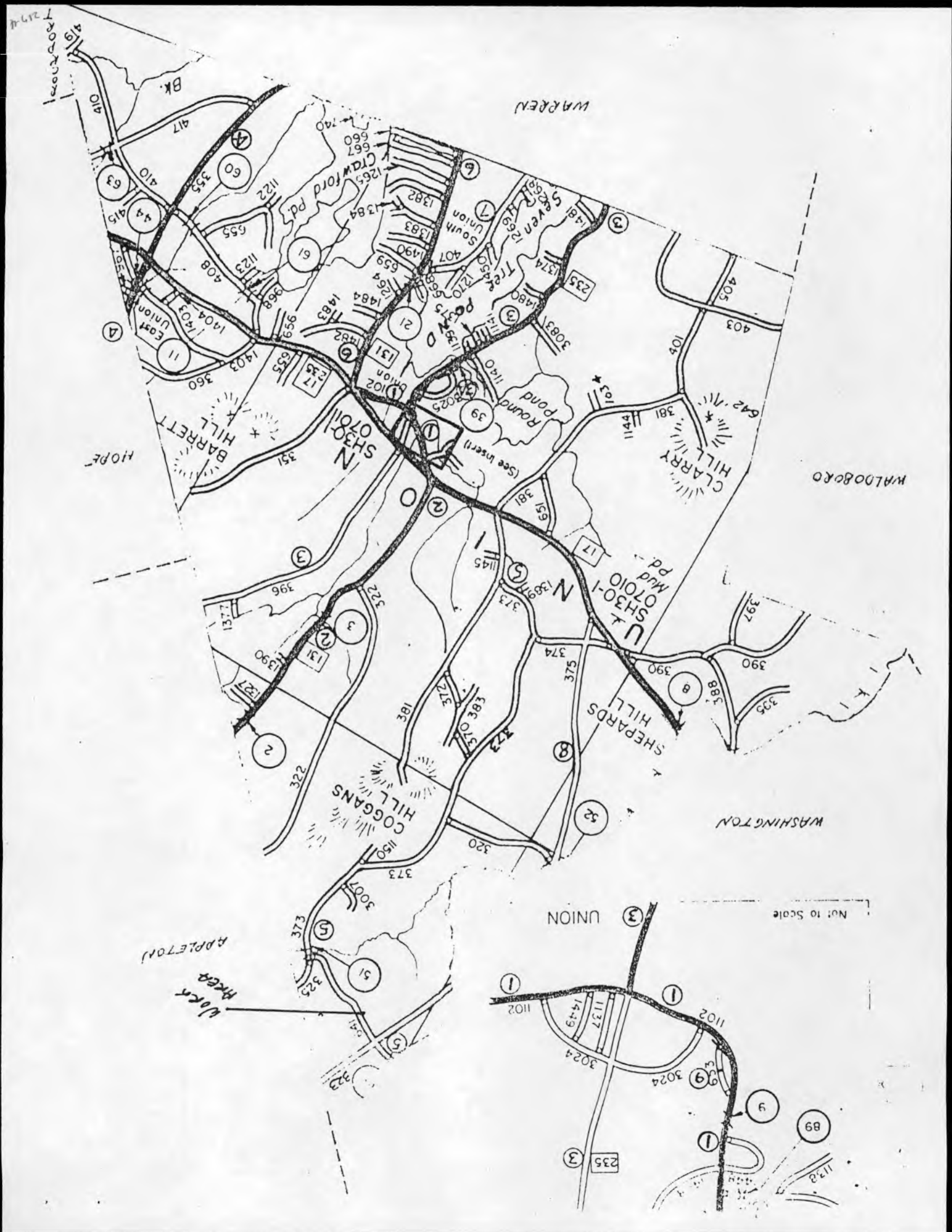
Date 4-4-90

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET Skidmore Road
DATE 3/23/60 BY BS

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call CMP at ROCKLAND Tel 574-4431. Pole spans shown are approximate.

[illegible]



POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Continental Telephone Co., dated by Central Maine Power Company March 23, 19 90 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company and Continental Tel. Co., or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the ~~Union~~/Town of Union, approximately as follows:

Starting at existing Central Maine Power Company Pole #12 on Skidmore Road and extending in an easterly direction along the said Skidmore Road on a line of one (1) pole, approximately one hundred thirty (130) feet, as now staked to proposed Central Maine Power Company Pole #13 as shown on sketch submitted with this application marked Project #31-1, dated March 23, 1990.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Anthony C. Taylor
Scott A. Lefebvre
David L. Lefebvre Municipal Officers

Union, Maine
April 11, 19 90

Office of the Town Clerk
Received and Recorded in Book 20, Page 217

Attest Mary S. Lefebvre
Clerk

Tally Sheet Instructions

Tally sheet

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We Mary L. Smith and 126 votes
(Name) (Name)

election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted ballots in open meeting in Union, ME Ward 1 Precinct 1.
(Number in this lot) (Town, City or Plantation)

The tally is as follows: (Instructions: Use squares below to tally count — mark by fives as follows: ~~||||~~)

TOTAL VOTE FOR EACH CANDIDATE

Office and Name of Candidate Selectman						
DAVID SIMMONS	47	46	24			117
Office and Name of Candidate Selectman						
Write in Merrill Off	2					2
Office and Name of Candidate Assessor						
DAVID SIMMONS	47	46	24			117
Office and Name of Candidate Assessor						
Write in Merrill Off	1					1
Office and Name of Candidate Overseer of the Poor						
DAVID SIMMONS	47	46	22			115
Office and Name of Candidate Overseer of the Poor						
Write in Merrill Off	1					1
Office and Name of Candidate Town Clerk						
MARY SABINS	47	46	24			117
Office and Name of Candidate Town Clerk						
Write in Linda McAllister	2	4	2			8
Office and Name of Candidate Town Treasurer						
LINDA McALLISTER	50	49	26			125
Office and Name of Candidate Town Treasurer						
Write in						
Office and Name of Candidate Tax Collector						
MARY SABINS	47	46	23			116
Office and Name of Candidate Tax Collector						
Write in Linda McAllister	2	4	2			8
Office and Name of Candidate School Director						
DAVID LITTLEFIELD	48	48	24			120
Office and Name of Candidate School Director						
Write in						
Office and Name of Candidate						
Office and Name of Candidate						
Office and Name of Candidate Selectman						
Gideon Winchenbach	1					1
Office and Name of Candidate Assessor						
Gideon Winchenbach	1					1
Office and Name of Candidate Overseer of Poor						
Gideon Winchenbach	1					1
Office and Name of Candidate						
Office and Name of Candidate						
Office and Name of Candidate						

TOWN OF UNION

WARRANT

ANNUAL TOWN MEETING

MUNICIPAL ELECTION

March 10, 1990 - Saturday
10:00 A.M. to 6:00 P.M.
New Municipal Building

ANNUAL TOWN MEETING

March 12, 1990 - Monday
7:00 P.M.
Thompson Community Ctr.

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County qualified by law to vote in town affairs, to meet at the NEW MUNICIPAL BUILDING, in said Town on SATURDAY, the TENTH day of MARCH, A.D., 1990 at 10:00 a.m. in the morning, then and there to act on Articles numbered 1 and 2;

And to notify and warn the voters to meet at the THOMPSON COMMUNITY CENTER, in said Town on MONDAY, the TWELTH day of MARCH, A.D., 1990 at 7:00 P.M. in the evening, then and there to act on Articles numbered 3 through 44. All of said Articles being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

ARTICLE 2. To elect all necessary Town Officers by Secret Ballot.

Polls shall be opened at 10:00 A.M. and closed at 6:00 P.M.
Parking in rear of building - Use rear doors and lower level.

ARTICLE 3. To choose all other necessary Town Officers, or act thereon.

TWO TRUSTEES of the CEMETERY TRUST FUNDS - Edward Grover's term expires. One vacancy.

FOUR MEMBERS of the BUDGET COMMITTEE - Ronald Hawes, Walter Rich, Murry Simmons, and Donald Hills terms expire.

ARTICLE 4. To see if the Town will vote to authorize the Selectmen to fix the salaries of the officers appointed by them under provision of MRSA Title 30-A, Section 2601, subsection 1 & 2.

ARTICLE 5. To see if the Town will vote to authorize the Selectmen to take from SURPLUS the Social Security of the Town Officers, or act thereon.

ARTICLE 6. To see if the Town will vote to authorize the Selectmen to procure a temporary loan or loans, in anticipation of taxes, for payment of obligations of the Town; such loan or loans to be paid during the current municipal year by taxation, or act thereon.

- ARTICLE 7. To see if the Town will vote to allow the Selectmen to take from SURPLUS the necessary amount of money to cover the interest on loan or loans they have been authorized to procure in anticipation of taxes, or act thereon.
- ARTICLE 8. To see if the Town will vote to authorize the Selectmen to sell Tax Acquired Property, and to give quit-claim deeds thereof. Sales to other than the registered owner, his or her heirs, devisees or assigns shall be by public sale to the highest bidder after public notice or act thereon.
- ARTICLE 9. To see if the Town will vote to authorize the Tax Collector to accept prepayment of taxes for the year 1990-91 not yet due or assessed, or act thereon.
- ARTICLE 10. To see if the Town will adopt an interest rate of uncollected taxes to be in compliance with what is set and determined for Commercial Unsecured Loans by Maine Banking Institutions as on the first business day of January 1990. (12%)
- ARTICLE 11. To see if the Town will vote to authorize the Municipal Officers to spend an amount not to exceed 3/12 of the budgeted amount in each budget category of the Town's Annual Budget during the period from January 1, 1991 to the 1991 Annual Town Meeting.
- ARTICLE 12. To see if the Town will vote to oppose large scale mineral extraction, excluding gravel, and its processing as the associated noise, extensive trucking and potential environmental damage are incompatible with the rural nature of the Town.
- ARTICLE 13. To see if the Town will vote to amend Section 7,B,2,h, page 10, of the Subdivision Ordinance to read; "Indication of the type of water supply system(s) to be used in the subdivision.

If the water supply is proposed to be from private wells, then statements from the majority of abutting land owners (on either side of the road, if applicable), a minimum of four (4), shall be supplied. The statement shall include:

- history of water contamination, if any, and
- history of inadequate water yield, if any.

If the Board suspects groundwater problems, then additional statements of water history shall be supplied by abutting or neighborhodd landowners to the Planning Board at the Board's selection.

If the subdivider cannot supply the above information, then a hydrologic study demonstrating that water contamination and supply will not affect the proposed development shall be submitted to the Planning Board.

- ARTICLE 13. When water is to be supplied by public water supply, (Con't) a written statement from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision and approving the plans for extensions where necessary. Where the district's supply line is to be extended, a written statement from the Fire Chief, stating approval of the location of fire hydrants, if any, shall be submitted."
- ARTICLE 14. To see if the Town will vote to amend Section 7,B,2,r, page 14, of the Subdivision Ordinance to read:
"A soil erosion and sedimentation control plan following the contents and standards set forth in the Erosion and Sediment Control and Stormwater Management guidelines on file in the Town Office."
- ARTICLE 15. To see if the Town will vote to amend Section 7,A, page 11 of the Subdivision Ordinance by adding a new paragraph between Section 7,A,5 and 7,A,6 which will read:
"Within seven (7) days of the receipt of a soil erosion and sedimentation control plan as set forth in Section 7,B,2,r, the board shall forward said application materials to the Knox and Lincoln Soil and Water Conservation District".
- ARTICLE 16. To see if the Town will vote to accept ownership of a pond located on lot#10 in the Pines Subdivision to provide fire protection.
- ARTICLE 17. To see if the Town will vote to amend Section 10,B, page 22, of the Subdivision Ordinance to read:
1. In any subdivision of five (5) or more lots where the total area of such lots, roads and common areas does not exceed twenty (20) acres, the developer shall provide up to 5% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.
 2. In any subdivision over twenty (20) acres and up to seventy-five (75) acres, the developer shall provide 5% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.
 3. In any subdivision seventy-five (75) acres or larger the developer shall provide 10% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.
 4. Land reserved for open space purposes shall be of a character, configuration, and location suitable for the particular use intended. A site intended to be used for active recreation purposes, such as a playground or a play field, should be relatively level and dry, have a total frontage on one or more streets of at least 200 feet, and have no major dimensions of less than 200 feet.

ARTICLE 17. Sites selected primarily for scenic or passive recreation purposes shall have such access as the board may deem suitable and no less than 25 feet of road frontage. The configuration of such sites shall be deemed adequate by the board with regard to scenic attributes to be preserved, together with sufficient areas for trails, look outs, etc. where necessary and appropriate.

5. A payment-in-lieu-of dedication shall be calculated at the market value of land at the time of the subdivision, as determined by the municipal tax assessor, and deposited into a municipal land acquisition fund.

6. The Board may require that the development plans include a landscape plan that will show the preservation of any existing trees larger than 24 inches diameter breast height, the replacement of trees and vegetation, graded contours, streams, and the preservation of scenic, historic, or environmentally significant areas. Cutting of trees on the northernly borders of lots should be avoided as far as possible to retain a natural wind buffer.

ARTICLE 18. To see if the Town will vote to amend, under Definitions, page 6, in the Subdivision Ordinance, the final sentence of the second paragraph of the definition of "SUBDIVISION" to read as follows: "Lots of forty (40) or more acres shall be counted as lots."

ARTICLE 19. To see if the Town will vote to amend, under Definitions, page 31, in the Land Use Ordinance, the final sentence of the second paragraph of the definition of "SUBDIVISION" to read as follows: "Lots of forty (40) or more acres shall be counted as lots."

ARTICLE 20. To see if the Town will vote to amend, on the Land Use Chart, page 10, in the Land Use Ordinance under "Bed and Breakfast establishments", the "NO" in the Residential district to be allowed with Planning Board (PB) approval.

ARTICLE 21. To see if the Town will vote to amend Section 5,F,3, page 20, of the Land Use Ordinance to read as follows: "Before taking action on any appeal, the Board of Appeals shall hold a public hearing within forty-five (45) days, advertised in a newspaper of general circulation in the municipality at the expense of the applicant at least two (2) times, the date of the first publication to be at least seven (7) days prior to the hearing. The Board of Appeals shall notify, in writing, the Selectmen, the Planning board, the Code Enforcement Officer, and all abutting landowners of the property involved in the appeal, the nature of the appeal, and the time and place of the public hearing thereon. Failure to receive notice shall not invalidate the Board of Appeals decision." (amendment is underlined)

ARTICLE 22. To see if the Town will vote to amend Section 4,B,3, page 7, of the Land Use Ordinance by changing the amounts of permit fees as follows:

Signs, accessory buildings, and other incidental uses - \$10.00

Single-family residences and mobile homes - \$20.00

Multi-family residences, apartment buildings, hotels, and motels - \$30.00 per unit

Other commercial structures, mineral extraction, and storage - \$30.00

ARTICLE 23. Shall the Town vote to accept the categories of funds listed below as provided by the Maine State Legislature? (Dollar amounts listed are estimated amounts to be received in 1990.)

a) Maine State Revenue Sharing	\$72,000.00
b) Property Tax Relief Fund	unknown
c) Highway Block Grant	65,100.00
d) Snowmobile Registration Refund	510.00
e) Tree Growth Refund	340.00
f) Veteran's Exemption Refund	430.00
g) Small Community Program	17,550.00
h) Educational Block Grants	2,300.00
i) General Assistance	3,500.00
j) Gasoline & Diesel Tax Refund	2,000.00
k) Comprehensive Planning Grant	14,558.00
l) Library Stipend	350.00

ARTICLE 24. To see if the Town will vote to authorize the Selectmen to appoint the Town Clerk, Tax Collector and the Town Treasurer, each year for a one year period beginning in 1991.

ARTICLE 25. To see if the Town will vote to raise the sum of \$5,000.00 for the Operation of Ambulance with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 26. To see if the Town will vote to authorize the Selectmen to enter into a contract with the Towns of Appleton and Washington. Under the terms of this contract, the Town of Union will provide ambulance services to the Towns of Appleton and Washington for a period of one year at a fee of \$2,300.00 for each Town. Such fees to be apportioned to the Ambulance Operating Account and any balance at the end of the year, to go into Ambulance Reserve Account.

ARTICLE 27. To see if the Town will vote to accept the following for Perpetual Care of Cemetery Lots:

1. Gretchen Payson - Roland Payson Lot, E. Union Cemetery	\$300.00
2. Lucille Cousens - Gath Lot E. Union Cemetery	\$325.00
3. Estate of Frances Storer - Joseph Miller Lot, Common Cem.	\$300.00
4. Estate of Frances Storer - Leonard Barnard Lot, Common Cem.	\$300.00
5. Dornan Monument, E. Union Cem.	\$850.00
6. Chas. Mahoney Lot, E. Union Cemetery	\$150.00
7. Joan Ballard - Oscar & Jane Upham Lot, Lakeview Cem.	\$300.00
8. Joan Ballard - Wayne & Myrtie Upham Lot, Lakeview Cemetery	\$300.00
	<u>\$2,825.00</u>

ARTICLE 28. To see if the Town will vote to authorize the Selectmen to take the following sums of money from SURPLUS to cover 1989 OVERDRAFTS, or act thereon:

A. Fire Department	\$ 1,338.97
B. Public Works	12,475.99
C. Snow Plowing	915.50
D. Town Revaluation	317.30
	<u>\$15,047.76</u>

ARTICLE 29. To see if the Town will vote to authorize the Selectmen to CARRY OVER into 1990 the unexpended balances of the following accounts, or act thereon:

A. Septic Waste Site	1,200.00
B. Conservation Comm.	658.42
C. Planning Board Reserve	1,285.00
D. Town Revaluation	10,732.00
E. Insurances	5,471.00
F. Animal Control	614.69
G. Wm. Pullen Scholarship	6,000.00
H. Rowe Scholarship	500.00
I. Education (Block Grant)	2,259.79

BUDGET COMMITTEE RECOMMENDS

ARTICLE 30. To see what sum of money the Town will vote to RAISE AND APPROPRIATE for the following, or act thereon:

A. Administration	17,281.00
B. Main. of Town Office Bldg.	10,000.00
C. Assessors	9,610.00
D. Officers Salaries	11,200.00
E. Office Personnel	36,608.00
F. Insurance	34,529.00

ARTICLE 30. (Con't)	G. Town Maintenance	3,850.00
	H. Sanitary Landfill	45,000.00
	I. Hot Topping	5,168.00
	J. Hydrant Rental	4,600.00
	K. Red Network	4,500.00
	L. Communications Equipment	3,000.00
	M. Town Truck Note	12,043.68
	N. Animal Control	4,775.31
	O. Road Construction	15,000.00
	P. Conservation Commission	765.45
	Q. Police Protection	300.00
	R. Code Enforcement	1,500.00
	S. Highway Equip. Replacement	10,000.00*
	*(Budget Comm. Rec. \$7,000.00)	
	T. Fire Department	11,000.00
	U. Fire Truck Reserve	7,000.00
	V. Street Lights	4,000.00
	W. Cemeteries	5,500.00
	X. Recreation	600.00
	Y. Planning Board Oper. Acct.	1,460.00
	Z. Appeals Board	100.00
	AA. Vose Library	6,000.00
	BB. Memorial Day	250.00
	CC. Salt Shed Reserve Acct.	10,000.00*
	*(Budget Comm. Rec. \$5,000.00)	

TOTAL TO BE RAISED AND APPROPRIATED \$275,640.44

BUDGET COMMITTEE RECOMMENDS

ARTICLE 31. To see what sum of money the Town will vote to take from EXCISE TAXES for the following, or act thereon:

A. Public Works	\$102,425.00
B. Snow Removal	38,140.00
C. Sand/Salt Shed Reserve	<u>5,000.00</u>

TOTAL TO BE TAKEN FROM EXCISE TAXES \$145,565.00

BUDGET COMMITTEE RECOMMENDS

ARTICLE 32. To see what sum of money the Town will vote to take from the HIGHWAY BLOCK GRANT FUNDS for the following, or act thereon:

A. Hot Topping	59,832.00
----------------	-----------

TOTAL TO BE TAKEN FROM HIGHWAY BLOCK GRANT FUNDS

BUDGET COMMITTEE RECOMMENDS

ARTICLE 33. To see if the Town will vote to RAISE AND APPROPRIATE \$10,000.00 for the purchase of a computer system for the Town Office.

ARTICLE 34. To see if the Town will vote to RAISE AND APPROPRIATE \$10,000.00 for the purchase of a tank truck for the Fire Department.

ARTICLE 35. To see if the Town of Union will accept the sum of \$42,000.00 in accordance with terms of the will of Geneva L. Wayland, and establish a Trust to be known as the Raymond Thurston and Belle Thurston Kenniston Memorial Fund. Income from this fund to provide a Scholarship for a vocational student from the Town of Union.

ARTICLE 36. To see what sum of money the Town will vote to take from the interest earned on the WILLIAM PULLEN FUND for the following, or act thereon:

A. Scholarships \$6,500.00

TOTAL TO BE TAKEN FROM WILLIAM PULLEN INTEREST

BUDGET COMMITTEE RECOMMENDS

ARTICLE 37. To see if the Town will vote to take \$150.00 from income of the Gilbert Doughty Memorial Scholarship Fund, to cover a scholarship to be awarded in 1990.

ARTICLE 38. To see if the Town will vote to take \$300.00 from income of the Union Allumni Scholarship Fund, to cover a scholarship to be awarded in 1990.

ARTICLE 39. To see if the Town will vote to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship to be awarded in 1990.

ARTICLE 40. To see what sum of money the Town will vote to take from the JOSEPH PULLEN INVESTMENT FUND for the following, or act thereon:

A. Recreation \$3,900.00

TOTAL TO BE TAKEN FROM JOSEPH PULLEN INVESTMENT FUND

BUDGET COMMITTEE RECOMMENDS

ARTICLE 41. To see what sum of money the Town will vote to take from the JOSEPH PULLEN RECREATION RESERVE ACCOUNT for the following, or act thereon:

A. Recreation \$4,775.00

TOTAL TO BE TAKEN FROM RECREATION RESERVE ACCOUNT

BUDGET COMMITTEE RECOMMENDS

ARTICLE 42. To see if the Town will vote to take from the WILLIAM PULLEN FUND the sum of \$17,500.00 for the purpose of revaluating the Town. (This representing the second half of the total cost of \$35,000.00 for the two year program.)

ARTICLE 43. To see if the Residents of the Town of Union shall direct its Municipal Officers to enter into the Tri-County Solid Waste Management Organization INTERLOCAL COOPERATION AGREEMENT and to authorize its Municipal Officials to take whatever action is necessary to enter into this agreement.

ARTICLE 44. To see what sum of money the Town will vote to RAISE AND APPROPRIATE for the following, or act thereon:

A. Union Senior Citizens Club	\$ 300.00
B. Mid-Coast Children's Serv.	600.00
C. Mid-Coast Human Resources Coun.	1,645.00
D. Coastal Child Care	500.00
E. Kno-Wal-Lin Agency	1,225.00
F. Coastal Trans	500.00
G. Coastal Workshop	200.00
H. Mid-Coast Mental Health Ctr.	785.00
I. Central ME. Area Agency on Aging	<u>1,063.00</u>
TOTAL TO BE RAISED AND APPROPRIATED	\$6,818.00
BUDGET COMMITTEE RECOMMENDS	

GIVEN UNDER OUR HANDS THIS Twentieth DAY OF FEBRUARY, A.D., 1990.

UNION BOARD OF SELECTMEN:

David M. Simmons
David M. Simmons, Chairman
Anthony C. Taylor
Anthony C. Taylor
Scot A. Sabins
Scot A. Sabins

A TRUE COPY.

ATTEST: Mary S. Sabins
Mary S. Sabins
Town Clerk

SPECIMEN BALLOT

STATE of MAINE

Candidates to be Voted for in the Municipal Election for the Town of Union, March 10, 1990

Instructions to Voters: Mark a cross (x) or a check mark (✓) in the square at the left of the name of the person you wish to vote for, follow directions as to number of candidates to be marked for each office, add names by writing or pasting stickers in blank spaces and mark cross (x) or check mark (✓) at left of such names. Do not erase names.

FOR SELECTMAN

For one year (Vote for one)

☐ David Simmons

☐**FOR ASSESSOR**

For one year (Vote for one)

☐ David Simmons

☐**FOR OVERSEER OF THE POOR**

For one year (Vote for one)

☐ David Simmons

☐**FOR TOWN CLERK**

For one year (Vote for one)

☐ Mary Sabins

☐**FOR TOWN TREASURER**

For one year (Vote for one)

☐ Linda McAllister

☐**FOR TAX COLLECTOR**

For one year (Vote for one)

☐ Mary Sabins

☐**FOR DIRECTOR OF SCHOOL ADMINISTRATIVE
DISTRICT #40**

For three years (Vote for one)

☐ David Littlefield

☐

Warrant for Town Meeting

MUNICIPAL ELECTION ANNUAL TOWN MEETING
MARCH 10, 1990 - SATURDAY MARCH 12, 1990 - MONDAY
10:00 A.M. TO 6:00 P.M. 7:00 P.M.
NEW MUNICIPAL BUILDING THOMPSON
COMMUNITY CENTER

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS:

In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County qualified by law to vote in town affairs, to meet at the NEW MUNICIPAL BUILDING, in said Town on SATURDAY, the TENTH day of MARCH, A.D., 1990 at 10:00 a.m. in the morning, then and there to act on Articles numbered 1 and 2;

And to notify and warn the voters to meet at the THOMPSON COMMUNITY CENTER, in said Town on MONDAY, the TWELFTH day of MARCH, A.D., 1990 at 7:00 P.M. in the evening, then and there to act on Articles numbered 3 through 44. All of said Articles being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

ARTICLE 2. To elect all necessary Town Officers by Secret Ballot.

POLLS SHALL BE OPENED AT 10:00 A.M. AND
CLOSED AT 6:00 P.M.

PARKING IN REAR OF BUILDING - USE REAR DOORS
AND LOWER LEVEL.

ARTICLE 3. To choose all other necessary Town Officers, or act thereon.

TWO TRUSTEES of the CEMETERY TRUST FUNDS - Edward Grover's term expires. One vacancy.

FOUR MEMBERS of the BUDGET COMMITTEE - Ronald Hawes, Walter Rich, Murry Simmons, and Donald Hills terms expire.

ARTICLE 4. To see if the Town will vote to authorize the Selectmen to fix the salaries of the officers appointed by them under provision of MRSA Title 30-A, Section 2601, subsection 1 & 2.

ARTICLE 5. To see if the Town will vote to authorize the Selectmen to take from SURPLUS the Social Security of the Town Officers, or act thereon.

ARTICLE 6. To see if the Town will vote to authorize the Selectmen to procure a temporary loan or loans, in anticipation of taxes, for payment of obligations of the Town; such loan or loans to be paid during the current municipal year by taxation, or act thereon.

ARTICLE 7. To see if the Town will vote to allow the Selectmen to take from SURPLUS the necessary amount of money to cover the interest on loan or loans they have been authorized to procure in anticipation of taxes, or act thereon.

ARTICLE 8. To see if the Town will vote to authorize the Selectmen to sell Tax Acquired Property, and to give quit-claim deeds thereof. Sales to other than the registered owner, his or her heirs, devisees or assigns shall be by public sale to the highest bidder after public notice or act thereon.

ARTICLE 9. To see if the Town will vote to authorize the Tax Collector to accept prepayment of taxes for the year 1990-91 not yet due or assessed, or act thereon.

ARTICLE 10. To see if the Town will adopt an interest rate of uncollected taxes to be in compliance with what is set and determined for Commercial Unsecured Loans by Maine Banking Institutions as on the first business day of January 1990. (12%)

ARTICLE 11. To see if the Town will vote to authorize the Municipal Officers to spend an amount not to exceed 3/12 of the budgeted amount in each budget category of the Town's Annual Budget during the period from January 1, 1991 to the 1991 Annual Town Meeting.

ARTICLE 12. To see if the Town will vote to oppose large scale mineral extraction, excluding gravel, and it's processing as the associated noise, extensive trucking and potential environmental damage are incompatible with the rural nature of the Town.

ARTICLE 13. To see if the Town will vote to amend Section 7,B,2,h, page 10, of the Subdivision Ordinance to read; "Indication of the type of water supply system(s) to be used in the subdivision.

If the water supply is proposed to be from private wells, then statements from the majority of abutting land owners (on either side of the road, if applicable), a minimum of four (4), shall be supplied. The statement shall include:

- history of water contamination, if any, and
- history of inadequate water yield, if any.

If the Board suspects groundwater problems, then additional statements of water history shall be supplied by abutting or neighborhood landowners to the Planning Board at the Board's selection.

If the subdivider cannot supply the above information, then a hydrologic study demonstrating that water contamination and supply will not affect the proposed development shall be submitted to the Planning Board.

When water is to be supplied by public water supply, a written statement from the servicing water district shall be submitted indicating there is adequate supply and pressure for the subdivision and approving the plans for extensions where necessary. Where the district's supply line is to be extended, a written statement from the Fire Chief, stating approval of the location of fire hydrants, if any, shall be submitted."

ARTICLE 14. To see if the Town will vote to amend Section 7,B,2,r, page 14, of the Subdivision Ordinance to read: "A soil erosion and sedimentation control plan following the contents and standards set forth in the Erosion and Sediment Control and Stormwater Management guidelines on file in the Town Office."

ARTICLE 15. To see if the Town will vote to amend Section 7,A, page 11 of the Subdivision Ordinance by adding a new paragraph between Section 7,A,5 and 7,A,6 which will read: "Within seven (7) days of the receipt of a soil erosion and sedimentation control plan as set forth in Section 7,B,2,r, the board shall forward said application materials to the Knox and Lincoln Soil and Water Conservation District".

ARTICLE 16. To see if the Town will vote to accept ownership of a pond located on lot #10 in the Pines Subdivision to provide fire protection.

ARTICLE 17. To see if the Town will vote to amend Section 10,B, page 22, of the Subdivision Ordinance to read:

1. In any subdivision of five (5) or more lots where the total area of such lots, roads and common areas does not exceed twenty (20) acres, the developer shall provide up to 5% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.

2. In any subdivision over twenty (20) acres and up to seventy-five (75) acres, the developer shall provide 5% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.

3. In any subdivision seventy-five (75) acres or larger the developer shall provide 10% of his total area as open space. The board may instead require payment-in-lieu-of dedication into a municipal land acquisition fund.

4. Land reserved for open space purposes shall be of a character, configuration, and location suitable for the particular use intended. A site intended to be used for active recreation purposes, such as a playground or a play field, should be relatively level and dry, have a total frontage on one or more streets of at least 200 feet, and have no major dimensions of less than 200 feet. Sites selected primarily for scenic or passive recreation purposes shall have such access as the board may deem suitable and no less than 25 feet of road frontage. The configuration of such sites shall be deemed adequate by the board with regard to scenic attributes to be preserved, together with sufficient areas for trails, look outs, etc. where necessary and appropriate.

5. A payment-in-lieu-of dedication shall be calculated at the market value of land at the time of the subdivision, as determined by the municipal tax assessor, and deposited into a municipal land acquisition fund.

6. The Board may require that the development plans include a landscape plan that will show the preservation of any existing trees larger than 24 inches diameter breast height, the replacement of trees and vegetation, graded contours, streams, and the preservation of scenic, historic, or environmentally significant areas. Cutting of trees on the northerly borders of lots should be avoided as far as possible to retain a natural wind buffer.

ARTICLE 18. To see if the Town will vote to amend, under Definitions, page 6, in the Subdivision Ordinance, the final sentence of the second paragraph of the definition of "SUBDIVISION" to read as follows: "Lots of forty (40) or more acres shall be counted as lots."

ARTICLE 19. To see if the Town will vote to amend, under Definitions, page 31, in the Land Use Ordinance, the final sentence of the second paragraph of the definition of "SUBDIVISION" to read as follows: "Lots of forty (40) or more acres shall be counted as lots."

ARTICLE 20. To see if the Town will vote to amend, on the Land Use Chart, page 10, in the Land Use Ordinance under "Bed and Breakfast establishments", the "NO" in the Residential district to be allowed with Planning Board (PB) approval.

ARTICLE 21. To see if the Town will vote to amend Section 5,F,3, page 20, of the Land Use Ordinance to read as follows: "Before taking action on any appeal, the Board of Appeals shall hold a public hearing within forty-five (45) days, advertised in a newspaper of general circulation in the municipality at the expense of the applicant at least two (2) times, the date of the first publication to be at least seven (7)

days prior to the hearing. The Board of Appeals shall notify, in writing, the Selectmen, the Planning Board, the Code Enforcement Officer, and all abutting landowners of the property involved in the appeal, the nature of the appeal, and the time and place of the public hearing thereon. Failure to receive notice shall not invalidate the Board of Appeals decision.'" (amendment is boldtype)

ARTICLE 22. To see if the Town will vote to amend Section 4,B,3, page 7, of the Land Use Ordinance by changing the amounts of permit fees as follows:

Signs, accessory buildings, and other incidental uses - \$10.00

Single-family residences and mobile homes - \$20.00

Multi-Family residences, apartment buildings, hotels, and motels - \$30.00 per unit

Other commercial structures, mineral extraction, and storage - \$30.00

ARTICLE 23. Shall the Town vote to accept the categories of funds listed below as provided by the Maine State Legislature? (Dollar amounts listed are estimated amounts to be received in 1990.)

a.) Maine State Revenue Sharing	72,000.00
b.) Property Tax Relief Fund	unknown
c.) Highway Block Grant	65,100.00
d.) Snowmobile Registration refund	510.00
e.) Tree Growth Refund	340.00
f.) Veteran's Exemption Refund	430.00
g.) Small Community Program	17,550.00
h.) Education Block Grants	2,300.00
i.) General Assistance	3,500.00
j.) Gasoline & Diesel Tax Refund	2,000.00
k.) Comprehensive Planning Grant	14,558.00
l.) Library Stipend	350.00

ARTICLE 24. To see if the Town will vote to authorize the Selectmen to appoint the Town Clerk, Tax Collector and the Town Treasurer, each year for a one year period beginning in 1991.

ARTICLE 25. To see if the Town will vote to raise the sum of \$5,000.00 for the Operation of Ambulance with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 26. To see if the Town will vote to authorize the Selectmen to enter into a contract with the Towns of Appleton and Washington. Under the terms of this contract, the Town of Union will provide ambulance services to the Towns of Appleton and Washington for a period of one year at a fee of \$2,300.00 for each Town. Such fees to be apportioned to the Ambulance Operating Account and any balance at the end of the year, to go into Ambulance Reserve Account.

ARTICLE 27. To see if the Town will vote to accept the following for Perpetual Care of Cemetery Lots:

1. Gretchen Payson - Roland Payson Lot, E. Union Cemetery	300.00
2. Lucille Cousens - Gath Lot, E. Union Cemetery	325.00
3. Estate of Frances Storer - Joseph Miller Lot, Common Cem.	300.00
4. Estate of Frances Storer - Leonard Barnard Lot, Common Cem.	300.00
5. Dornan Monument, E. Union Cemetery	850.00
6. Chas. Mahoney Lot, E. Union Cemetery	150.00
7. Joan Ballard - Oscar & Jane Upham Lot, Lakeview Cem	300.00
8. Joan Ballard - Wayne & Myrtie Upham Lot, Lakeview Cemetery	300.00
	<u>2,825.00</u>

ARTICLE 28. To see if the Town will vote to authorize the Selectmen to take the following sums of money from SURPLUS to cover 1989 OVERDRAFTS, or act thereon:

A. Fire Department	1,338.97
B. Public Works	12,475.99
C. Snow Plowing	915.50
D. Town Revaluation	<u>317.30</u>
	15,047.76

ARTICLE 29. To see if the Town will vote to authorize the Selectmen to CARRY OVER into 1990 the unexpended balances of the following accounts, or act thereon:

A. Septic Waste Site	1,200.00
B. Conservation Comm.	658.42
C. Planning Board Reserve	1,285.00
D. Town Revaluation	10,732.00
E. Insurances	5,471.00
F. Animal Control	614.69
G. Wm. Pullen Scholarship	6,000.00
H. Rowe Scholarship	500.00
I. Education (Block Grant)	2,259.79

BUDGET COMMITTEE RECOMMENDS

ARTICLE 30. To see what sum of money the Town will vote to RAISE AND APPROPRIATE for the following, or act thereon:	
A. Administration	17,281.00
B. Main. of Town Office Bldg.	10,000.00
C. Assessors	9,610.00
D. Officers Salaries	11,200.00
E. Office Personnel	36,608.00
F. Insurance	34,529.00
G. Town Maintenance	3,850.00
H. Sanitary Landfill	45,000.00
I. Hot Topping	5,168.00
J. Hydrant Rental	4,600.00
K. Red Network	4,500.00
L. Communications Equipment	3,000.00
M. Town Truck Note	12,043.68
N. Animal Control	4,775.31
O. Road Construction	15,000.00
P. Conservation Commission	765.45
Q. Police Protection	300.00
R. Code Enforcement	1,500.00
S. Highway Equip. Replacement	*10,000.00
*(Budget Comm. Rec. 7,000.00)	
T. Fire Department	11,000.00
U. Fire Truck Reserve	7,000.00
V. Street Lights	4,000.00
W. Cemeteries	5,500.00
X. Recreation	600.00
Y. Planning Board Oper. Acct.	1,460.00
Z. Appeals Board	100.00
AA. Vose Library	6,000.00
BB. Memorial Day	250.00
CC. Salt Shed Reserve Acct.	*10,000.00
*(Budget Comm. Rec. 5,000.00)	
TOTAL TO BE RAISED AND APPROPRIATED	\$275,640.44
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 31. To see what sum of money the Town will vote to take from EXCISE TAXES for the following, or act thereon:

A. Public Works	102,425.00
B. Snow Removal	38,140.00
C. Sand/Salt Shed Reserve	<u>5,000.00</u>
TOTAL TO BE TAKEN FROM EXCISE TAXES	\$145,565.00
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 32. To see what sum of money the Town will vote to take from the HIGHWAY BLOCK GRANT FUNDS for the following, or act thereon:

A. Hot Topping	59,832.00
TOTAL TO BE TAKEN FROM HIGHWAY BLOCK GRANT FUNDS	
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 33. To see if the Town will vote to RAISE AND APPROPRIATE \$10,000.00 for the purchase of a computer system for the Town Office.

ARTICLE 34. To see if the Town will vote to RAISE AND APPROPRIATE \$10,000.00 for the purchase of a tank truck for the Fire Department.

ARTICLE 35. To see if the Town of Union will accept the sum of \$42,000.00 in accordance with terms of the will of Geneva L. Wayland, and establish a Trust to be known as the Raymond Thurston and Belle Thurston Kenniston Memorial Fund. Income from this fund to provide a Scholarship for a vocational student from the Town of Union.

ARTICLE 36. To see what sum of money the Town will vote to take from the interest earned on the WILLIAM PULLEN FUND for the following, or act thereon:

A. Scholarships	6,500.00
TOTAL TO BE TAKEN FROM WILLIAM PULLEN INTEREST	
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 37. To see if the Town will vote to take \$150.00 from income of the Gilbert Doughty Memorial Scholarship Fund, to cover a scholarship to be awarded in 1990.

ARTICLE 38. To see if the Town will vote to take \$300.00 from income of the Union Alumni Scholarship Fund, to cover a scholarship to be awarded in 1990.

ARTICLE 39. To see if the Town will vote to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship to be awarded in 1990.

ARTICLE 40. To see what sum of money the Town will vote to take from the JOSEPH PULLEN INVESTMENT FUND for the following, or act thereon:

A. Recreation	3,900.00
TOTAL TO BE TAKEN FROM JOSEPH PULLEN INVESTMENT FUND	
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 41. To see what sum of money the Town will vote to take from the JOSEPH PULLEN RECREATION RESERVE ACCOUNT for the following, or act thereon:

A. Recreation	4,775.00
TOTAL TO BE TAKEN FROM RECREATION RESERVE ACCOUNT	
BUDGET COMMITTEE RECOMMENDS	

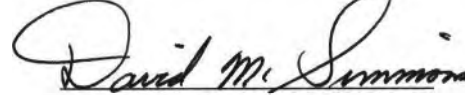
ARTICLE 42. To see if the Town will vote to take from the WILLIAM PULLEN FUND the sum of \$17,500.00 for the purpose of reevaluating the Town. (This representing the second half of the total cost of \$35,000.00 for the two year program.)

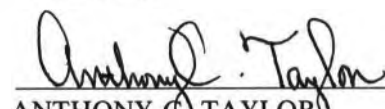
ARTICLE 43. To see if the Residents of the Town of Union shall direct its Municipal Officers to enter into the Tri-County Solid Waste Management Organization INTERLOCAL COOPERATION AGREEMENT and to authorize its Municipal Officials to take whatever action is necessary to enter into this agreement.

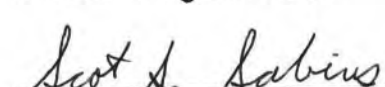
ARTICLE 44. To see what sum of money the Town will vote to RAISE AND APPROPRIATE for the following, or act thereon:	
A. Union Senior Citizens Club	300.00
B. Mid-Coast Children's Serv.	600.00
C. Mid-Coast Human Resources Council	1,645.00
D. Coastal Child Care	500.00
E. Kno-Wal-Lin Agency	1,225.00
F. Coastal Trans	500.00
G. Coastal Workshop	200.00
H. Mid-Coast Mental Health Center	785.00
I. Central ME. Area Agency on Aging	<u>1,063.00</u>
TOTAL TO BE RAISED AND APPROPRIATED	6,818.00
BUDGET COMMITTEE RECOMMENDS	

GIVEN UNDER OUR HANDS THIS TWENTIETH DAY OF FEBRUARY, A.D., 1990.

UNION
BOARD OF SELECTMEN

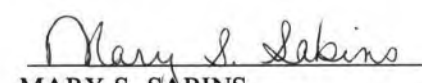

DAVID M. SIMMONS,
Chairman


ANTHONY J. TAYLOR


SCOT A. SABINS

A TRUE COPY.

ATTEST:


MARY S. SABINS
Town Clerk

yes 49

no 56

invalid 6

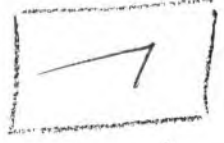
Article #18



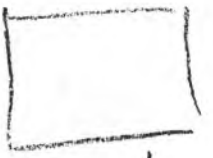
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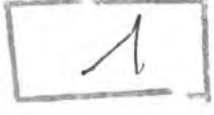
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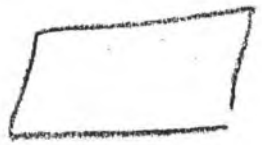
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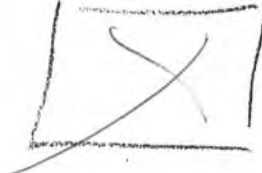
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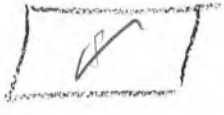
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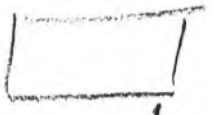
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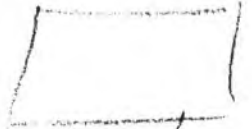
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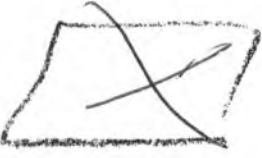
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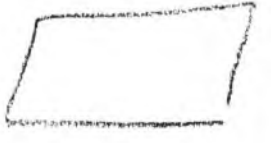
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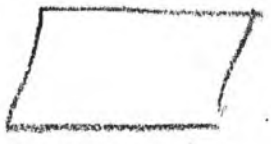
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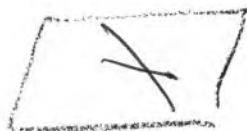
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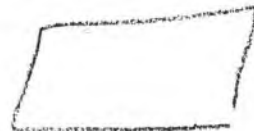
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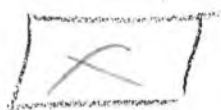
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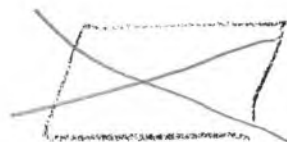
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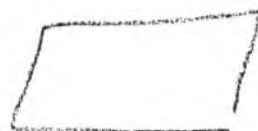
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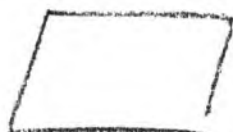
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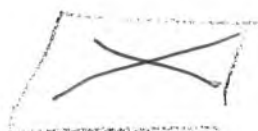
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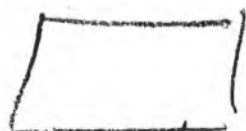
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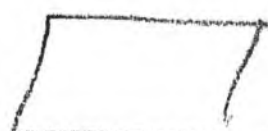
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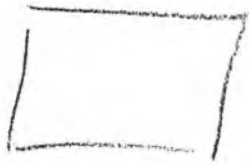
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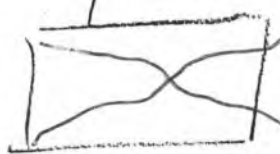
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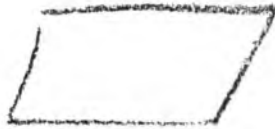
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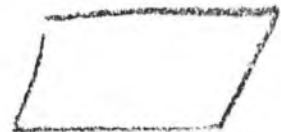
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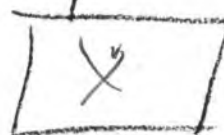
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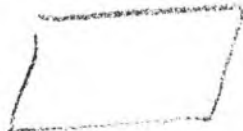
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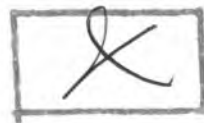
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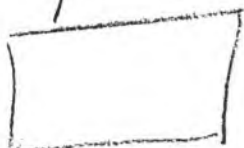
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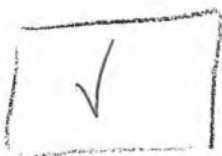
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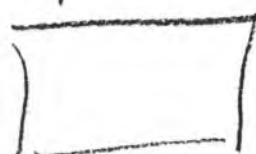
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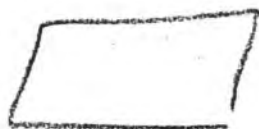


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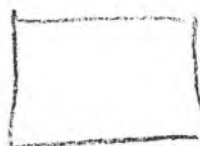
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NO



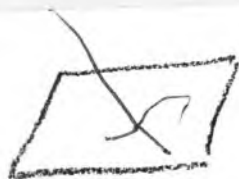
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NO



YES



NO



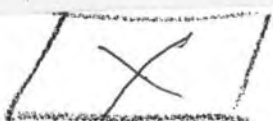
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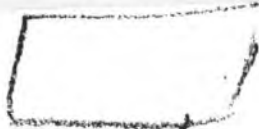
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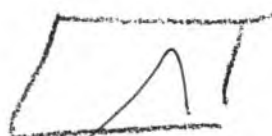
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NO



YES



NO



YES



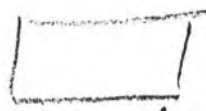
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NO



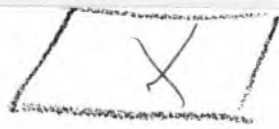
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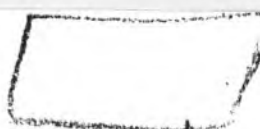
NO



YES



NO



YES



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NO

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TERRY BROCKET

219-1

Terry Brackett

219-2

Terry Brachett

219-3

Bracke

219-4

ED GROVER

219-5

Edward Grover

217-6

E. Grover

217-7

Elston McFarland

217-8

ELSTON MCFARLAND

217-9

E. McFarland

217-10

DON HILLS

219-11

DON HILLS

219-12

Don Hills

219-13

Elmer Savage JR,

219-14

E.L. Savage

219-15

ELMER L SAVAGE

219-16

Alan Smith

219-17

Allen Smith

219-18

ALAN SMITH

219-19

MUNICIPAL ELECTION
March 10, 1990
10:00 a.m.
New Municipal Building

ANNUAL TOWN MEETING
March 12, 1990
7:00 p.m.
Community Center

TOWN OF UNION
ANNUAL TOWN MEETING
MINUTES
MARCH 12, 1990

The MUNICIPAL ELECTION and ANNUAL TOWN MEETING was called to order by Mary Sabins, Town Clerk on Saturday, March 10, 1990 at 10:00 a.m. The Warrant was read and proceeded to act on the articles as follows:

ARTICLE 1. Louise Folsom was nominated and elected by ballot to the position of MODERATOR of this meeting. She was duly sworn into office by the Town Clerk.

ARTICLE 2. The polls were opened for the election of all necessary officers by Secret Ballot. The following is a list of the ballots cast:

TOTAL NUMBER OF BALLOTS CAST: 126.

FOR SELECTMAN (three years)

DAVID SIMMONS.....117 votes
Merrill Orff (write in).....2 votes
Gideon Winchenbach (write in).....1 vote

FOR ASSESSOR (three years)

DAVID SIMMONS.....117 votes
Merrill Orff (write in).....1 vote
Gideon Winchenbach (write in).....1 vote

FOR OVERSEER OF THE POOR (three years)

DAVID SIMMONS.....115 votes
Merrill Orff (write in).....1 vote
Gideon Winchenbach (write in).....1 vote

FOR TOWN CLERK (one year)

MARY SABINS.....117 votes
Linda McAllister (write in).....8 votes

FOR TREASURER (one year)

LINDA McALLISTER.....125 votes

FOR TAX COLLECTOR (one year)

MARY SABINS.....116 votes

Linda McAllister (write in).....8 votes

FOR S.A.D. #40 DIRECTOR (three years)

DAVID LITTLEFIELD.....120 votes

The following were elected by Secret Ballot: David Simmons, Selectman, Assessor and Overseer of the Poor for three years; Mary Sabins, Town Clerk and Tax Collector for one year; Linda McAllister, Treasurer for one year; David Littlefield, SAD #40 Director for three years.

The polls closed at 6:00 p.m. and the election clerks, Nina Aho and Mary Smith sorted, counted and tabulated the above ballots. The meeting was then adjourned to MONDAY, MARCH 12, 1990 at 7:00 p.m. at the THOMPSON COMMUNITY CENTER.

On MONDAY, MARCH 12, 1990 at 7:06 p.m., Moderator Louise Folsom called the Annual Town Meeting to order and named Ronald Hawes as Deputy Moderator. After being sworn into office by the Moderator, he read the results of the municipal election held on the previous Saturday, then proceeded to act on the following articles:

ARTICLE 3. Nominations for two Trustees of the Cemetery Trust Funds was requested by Moderator Ron Hawes. Edward Grover was then quickly nominated and later elected with three ballots. The second nomination was for Elston McFarland who was also elected with three ballots.

Nominations were then requested for four members of the BUDGET COMMITTEE. The following people were elected to serve for a three year term:

1. Terry Brackett
2. Donald Hills
3. Alan Smith
4. Elmer L. Savage, Jr.

Other residents nominated, but declined the nomination were: Walter Rich, Merrill Orff, Basil Brown, Harold Wentworth, Jr, and Kevin Soule.

ARTICLE 4. On a motion duly made and seconded, it was voted to authorize the Selectmen to fix the salaries of the officers appointed by them under provision of MRSA Title 30-A, Section 2601, subsection 1 & 2.

ARTICLE 5. On a motion made and seconded, it was voted to authorize the Selectmen to take from SURPLUS the Social Security of the Town Officers.

ARTICLE 6. By a show of hands vote on a motion duly made and seconded, the Selectmen were authorized to procure a temporary loan or loans, in anticipation of taxes, for payment of obligations

ARTICLE 6 (con't) - of the Town; such loan or loans to be paid during the current municipal year by taxation.

ARTICLE 7. The Board of Selectman were authorized to take from SURPLUS the necessary amount of money to cover the interest on loan or loans they have been authorized to procure in anticipation of taxes.

ARTICLE 8. A show of hands vote authorized the Selectmen to sell Tax Acquired Property, and to give quit-claim deeds thereof. Sales to other than the registered owner, his or her heirs, devisees or assigns shall be by public sale to the highest bidder after public notice.

ARTICLE 9. The Town voted to authorize the Tax Collector to accept prepayment of taxes for the year 1990-91 not yet due or assessed.

ARTICLE 10. By a show of hands vote, the Town adopted an interest rate on uncollected taxes to be in compliance with what is set and determined for Commercial Unsecured Loans by Maine Banking Institutions as of the first business day of January 1990. (12%)

ARTICLE 11. On a motion duly made and seconded, the Town authorized the Municipal Officers to spend an amount not to exceed 3/12 of the budgeted amount in each category of the Town's annual budget during the period of January 1, 1991 to the 1991 Annual Town Meeting.

ARTICLE 12. An article to see if the Town would vote to oppose large scale mineral extraction, excluding gravel, and it's processing as the associated noise, extensive trucking and potential environmental damage are incompatible with the rural nature of the Town. After an explanation from Conservation Commission Member Austin Jones that this article was basically a straw vote or opinion poll about the proposed mining that is planned in South Union off Rt. #131 near Tri-State Blvd, a motion was made to amend the article to read "to see if the Town will vote to express its opinion by voting to oppose large scale mineral extraction, etc...". The motion carried with one person opposing. A vote was then taken on the amended article and was passed.

ARTICLE 13. An article to amend Section 7,B,2,h, page 10 of the Subdivision Ordinance. A motion was made and seconded to pass the article as written. After explanation by Planning Board Chairman, Lynn Allen, a show of hands vote was taken which allowed the article to pass.

ARTICLE 14. An article to amend Section 7,B,2,r, page 14 of the Subdivision Ordinance. On a motion duly made and seconded the article passed with one voter opposing.

ARTICLE 15. An article to amend Section 7,A, page 11 of the Subdivision Ordinance. On a motion duly made and seconded, the article was then passed with no opposing voters.

ARTICLE 16. After lengthy discussion, by a show of hands vote, the Town voted to accept ownership of a pond located on lot #10 in the Pines Subdivision to provide fire protection.

ARTICLE 17. In light of the fact that Lynn Allen, Planning Board Chairman, stated that the Planning Board recommends voting down the article, a motion was duly made and seconded to pass over this article designed to amend Section 10,B page 22 of the Subdivision Ordinance.

ARTICLE 18. An article to amend the Subdivision definition on page 6 of the Subdivision Ordinance. On a motion made to pass as written, and after explanation and lengthy discussion, a show of hands vote revealed too close a call. Moderator Hawes required written vote. Vote tally was 49 YES votes, 56 NO votes. The motion does not carry. It was then quickly moved and seconded to pass over the article.

ARTICLE 19. An article to amend the subdivision definition on page 31 of the Land Use Ordinance was quickly passed over in light of the written vote results from Article 18.

ARTICLE 20. By a show of hands vote, the Town voted to amend the Land Use Chart on page 10 in the Land Use Ordinance under "Bed and Breakfast Establishments" the "NO" in the residential district to be allowed with Planning Board approval.

ARTICLE 21. After a short explanation from Appeals Board Chairman, Walter Rich, that this article will cut the appeals hearing advertisement time in half, the article was quickly passed with no opposition.

ARTICLE 22. This article designed to increase permit fees in the Land Use Ordinance was quickly passed by a show of hands vote.

ARTICLE 23. By a show of hands vote, the Town voted, as provided by the Maine State Legislature, to accept the categories of funds listed below. (Dollar amounts are estimated amounts to be received in 1990.)

a) Maine State Revenue Sharing	\$72,000.00
b) Property Tax Relief Fund	unknown
c) Highway Block Grant	65,100.00
d) Snowmobile Registration Refund	510.00
e) Tree Growth Refund	340.00
f) Veteran's Exemption Refund	430.00
g) Small Community Program	17,550.00

h) Education Block Grants	2,300.00
i) General Assistance	3,500.00
j) Gasoline & Diesel Tax Refund	2,000.00
k) Comprehensive Planning Grant	14,558.00
l) Library Stipend	350.00

ARTICLE 24. On a motion made and seconded, and after lengthy discussion, the Town voted down this article designed to make the Town Clerk, Tax Collector, and Treasurer positions appointed positions by the Selectmen. A motion was then made to postpone this article. These positions will remain elected positions.

ARTICLE 25. On a motion duly made and seconded, it was voted to raise the sum of \$5,000.00 for the Operation of Ambulance Account with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account.

ARTICLE 26. The Town voted to authorize the Selectmen to enter into a contract with the Towns of Appleton and Washington. Under the terms of this contract, the Town of Union will provide ambulance services to the Towns of Appleton and Washington for a period of one year at a fee of \$2,300.00 for each town. Such fees to be apportioned to the Ambulance Operating Account and any balance at the end of the year, to go into the Ambulance Reserve Account.

ARTICLE 27. On a motion duly made and seconded, it was voted to accept the following for Perpetual Care of Cemetery Lots:

1. Gretchen Payson - Roland Payson Lot,	\$ 300.00
E. Union Cemetery	
2. Lucille Cousens - Gath Lot,	325.00
E. Union Cemetery	
3. Estate of Frances Storer - Joseph Miller	300.00
Lot, Common Cemetery	
4. Estate of Frances Storer - Leonard Barnard	300.00
Lot, Common Cemetery	
5. Dornan Monument, E. Union Cemetery	850.00
6. Charles Mahoney Lot, E. Union Cemetery	150.00
7. Joan Ballard - Oscar & Jane Upham Lot,	300.00
Lakeview Cemetery	
8. Joan Ballard - Wayne & Myrtie Upham Lot,	300.00
Lakeview Cemetery	
	<u>\$2,825.00</u>

ARTICLE 28. A motion was made and seconded to authorize the Selectmen to take the following sums of money from SURPLUS to cover 1989 overdrafts:

A. Fire Department	1,338.97
B. Public Works	12,475.99
C. Snow Plowing	915.50
D. Town Revaluation	317.30
	<u>\$15,047.76</u>

ARTICLE 29. A motion was made and seconded to pass this article authorizing the Selectmen to CARRY OVER into 1990 the unexpended

ARTICLE 29.(Con't) balances of the following accounts. The vote was taken and the motion passed with no opposing voters.

a)	Septic Waste Site	\$ 1,200.00
b)	Conservation Commission	658.42
c)	Planning Board Reserve	1,285.00
d)	Town Revaluation	10,732.00
e)	Insurances	5,741.00
f)	Animal Control	614.69
g)	Wm. Pullen Scholarship	6,000.00
h)	Rowe Scholarship	500.00
i)	Education (Block Grant)	2,259.79

ARTICLE 30. After discussion, setting aside D,E,H,N,S, & CC, a motion was made and seconded to RAISE AND APPROPRIATE the following sums of money:

a)	Administration	17,281.00
b)	Main. of Town Office Bldg.	10,000.00
c)	Assessors	9,610.00
d)	Officers Salaries	11,200.00
e)	Office Personnel	36,608.00
f)	Insurance	34,529.00
g)	Town Maintenance	3,850.00
h)	Sanitary Landfill	45,000.00
i)	Hot Topping	5,168.00
j)	Hydrant Rental	4,600.00
k)	Red Network	4,500.00
l)	Communications Equipment	3,000.00
m)	Town Truck Note	12,043.68
n)	Animal Control	4,775.31
o)	Road Construction	15,000.00
p)	Conservation Commission	765.45
q)	Police Protection	300.00
r)	Code Enforcement	1,500.00
s)	Highway Equip. Replacement	7,000.00
t)	Fire Department	11,000.00
u)	Fire Truck Reserve	7,000.00
v)	Street Lights	4,000.00
w)	Cemeteries	5,500.00
x)	Recreation	600.00
y)	Planning Board Oper. Acct.	1,460.00
z)	Appeals Board	100.00
aa)	Vose Library	6,000.00
bb)	Memorial Day	250.00
cc)	Salt Shed Reserve Acct.	5,000.00
		<u>\$267,640.44</u>

ARTICLE 31. On a motion duly made and seconded, the Town voted to take money from EXCISE TAXES for the following:

a)	Public Works	\$102,425.00
b)	Snow Removal	38,140.00
c)	Sand/Salt Shed Reserve	5,000.00
		<u>\$145,565.00</u>

ARTICLE 32. On a motion duly made and seconded, the Town voted

ARTICLE 32.(Con't) to take from the HIGHWAY BLOCK GRANT FUNDS the following:

- a) Hot Topping \$59,832.00

ARTICLE 33. After discussion, the Town voted to RAISE AND APPROPRIATE \$10,000.00 for the purchase of a computer system for the Town Office.

ARTICLE 34. An article to RAISE AND APPROPRIATE \$10,000.00 for the purchase of a tank truck for the Fire Department. Members of the Fire Department stress that this \$10,000.00 would be put towards the purchase of a tank truck and would not buy a complete truck. After discussion, the Town voted to RAISE AND APPROPRIATE \$10,000.00 towards the purchase of a tank truck.

ARTICLE 35. On a motion duly made and seconded, the Town voted to accept the sum of \$42,000.00 in accordance with terms of the will of Geneva L. Wayland, and establish a Trust to be known as the Raymond Thurston and Belle Thurston Kenniston Memorial Fund. Income from this fund to provide a Scholarship for a vocational student from the Town of Union.

ARTICLE 36. On a motion duly made and seconded, the Town voted to take from the interest earned on the William Pullen Fund for the following:

- a) Scholarships \$ 6,500.00

ARTICLE 37. On a motion duly made and seconded, the Town voted to take \$150.00 from income of the Gilbert Doughty Memorial Scholarship Fund, to cover a scholarship to be awarded in 1990.

ARTICLE 38. By a show of hands vote, the Town voted to take \$300.00 from income of the Union Alumni Scholarship Fund, to cover a scholarship to be awarded in 1990.

ARTICLE 39. The Town voted to take \$1,000.00 from the Rowe Scholarship Trust Fund to cover a scholarship to be awarded in 1990.

ARTICLE 40. On a motion duly made and seconded, the Town voted to take from the Joseph Pullen Investment Fund for the following:

- a) Recreation \$ 3,900.00

ARTICLE 41. On a motion duly made and seconded, the Town voted to take from the Joseph Pullen Recreation Reserve Account for the following:

- a) Recreation \$ 4,775.00

ARTICLE 42. It was moved and seconded to take from the William Pullen fund the sum of \$17,500.00 for the purpose of revaluating the Town. (This representing the second half of the total cost of \$35,000.00 for the two year program.) The motion carries.

ARTICLE 43. By a show of hands vote, the Town voted to direct its Municipal Officers to enter into the Tri-County Solid Waste Management Organization INTERLOCAL COOPERATION AGREEMENT and authorized them to take whatever action is necessary to enter into this agreement.

ARTICLE 44. On a motion duly made and seconded, the Town voted to RAISE AND APPROPRIATE the following sums of money:

a) Union Senior Citizens Club	\$ 300.00
b) Mid-Coast Children's Services	600.00
c) Mid-Coast Human Resources Council	1,645.00
d) Coastal Child Care	500.00
e) Kno-Wal-Lin Agency	1,225.00
f) Coastal Trans	500.00
g) Coastal Workshop	200.00
h) Mid-Coast Mental Health Center	785.00
i) Central ME Area Agency on Aging	1,063.00
	<u>\$6,818.00</u>

Having completed the articles set before us, a motion was then duly made and seconded to adjourn at 11:00 p.m. There were approximately 175-200 people present.

A True Copy of the Minutes of the MUNICIPAL ELECTION and ANNUAL TOWN MEETING - March 10-12, 1990.

ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

VARIOUS APPROPRIATIONS AND SOURCES OF FUNDING:

Total voted to RAISE	\$299,458.44
Total voted from SURPLUS	15,047.76
Total voted from EXCISE TAXES	145,565.00
Total voted from HIGHWAY BLOCK GRANT	59,832.00
Total voted from WM. PULLEN FUND	24,000.00
Total voted from ROWE SCHOLARSHIP	1,000.00
Total voted from JOSEPH PULLEN INVEST.	3,900.00
Total voted from RECREATION RESERVE	4,775.00
Total voted from GILBERT DOUGHTY FUND	150.00
Total voted from UNION ALUMNI SCHOLARSHIP	300.00

(MODERATOR'S OATH)

State of Maine

..... Union, Maine,

..... March 10, 1990.....

I, Louise Folsom, do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

Louise D. Folsom
.....
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

..... Union, Maine,

..... March 10, 19.90.....

Subscribed and sworn to Louise Folsom

Before me, *Mary S. Sabino*
clerk Title.

Francis Folsom

219-29

Folsom

219-30

(MODERATOR'S OATH)

State of Maine

..... UNION, Maine,

..... March 12, 19⁹⁰.....

I, Ronald Hawes, do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as deputy moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

Ronald Hawes
.....
Signature of Moderator.
(deputy)

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

..... Union, Maine,

..... March 12, 19⁹⁰.....

Subscribed and sworn to Ronald Hawes

Before me, *Louise D. Folsom*
.....
Moderator Title.

OFFICIAL RETURN OF VOTES

For Selectman, Assessor and Overseer of the Poor for three years;
For Town Clerk and Tax Collector for one year; For Treasurer for
one year; For SAD #40 Director for three years.

GIVEN IN AT THE ANNUAL TOWN MEETING - MUNICIPAL ELECTION - MARCH 10, 1990.

At a legal meeting of the Inhabitants of the TOWN OF UNION, in the
County of Knox, qualified to vote, held on SATURDAY, the TENTH
day of MARCH, 1990, A.D., the said Inhabitants gave in their votes
for the Above Offices. The same were received, sorted, counted and
declared in open meeting by the Moderator, who presided, and in the
presence of the Town Clerk, who formed a list of the persons voted
for, and made a record thereof, as follows, to wit:

TOTAL NUMBER OF BALLOTS CAST WAS 126.

FOR SELECTMAN (three years)

DAVID SIMMONS 117 votes
Merrill Orff (W.I.) 2 votes
G. Winchenbach (W.I.) 1 votes

FOR ASSESSOR (three years)

DAVID SIMMONS 117 votes
Merrill Orff (W.I.) 1 votes
G. Winchenbach (W.I.) 1 votes

FOR OVERSEER OF THE POOR (3 yrs)

DAVID SIMMONS 115 votes
Merrill Orff (W.I.) 1 votes
G. Winchenbach (W.I.) 1 votes

FOR TOWN CLERK (one year)

MARY SABINS 117 votes
L. McAllister (W.I.) 8 votes
_____ votes

FOR TREASURER (one year)

LINDA McALLISTER 125 votes
_____ votes
_____ votes

FOR TAX COLLECTOR (one year)

MARY SABINS 116 votes
L. McAllister (W.I.) 8 votes
_____ votes

FOR S.A.D. #40 DIRECTOR (three yrs.)

DAVID LITTLEFIELD 120 votes
_____ votes
_____ votes

A TRUE COPY.

ATTEST: Mary S. Sabins
Mary S. Sabins
Town Clerk

TOWN OF UNION

Office of Selectmen, Assessors, Town Clerk, Tax Collector, and Treasurer

March 12, 1990

Mr. Richard Flewelling
Maine Municipal Assoc.
Legal Services
Community Drive
Augusta, ME 04330

Dear Mr. Flewelling;

At our recent Municipal Election held on Saturday, March 10th, a problem arose, of which I would appreciate your written opinion.

Just to recount a bit, in December of 1989, in anticipation of our annual Municipal Elections, I advertised one open three year term of Selectman, Assessor, and Overseer of the Poor. The incumbent was the only one to respond to the ad and successfully took out nomination papers for a three year term. However, when the specimen ballot and written ballots were created through the use of old specimen ballots, the old specimen ballot used happened to have the words "one year term" printed on it (see sample enclosed). The mistake went completely unnoticed (even through a ten day pre-meeting posted warrant time) until one voter stepped out of the polling booth and questioned "I thought the Selectman's term was for three years". This was the first it was brought to my attention. After explaining that this was a typographical error, the voter was satisfied and stepped back into the booth to vote. The error apparently went unnoticed by all of the other 125 voters as no other mention was made.

However, since it has been brought to my attention, I am concerned now as to whether we have re-elected the incumbent for one year or three years and would appreciate hearing a collective opinion from you and your colleagues.

Thank you in advance for your prompt attention to this matter.

Sincerely,

Mary S. Sabins
Mary S. Sabins
Town Clerk

/mss

Penalty for willfully defacing, tearing down, removing or destroying a specimen ballot
FIVE TO ONE HUNDRED DOLLAR FINE

SPECIMEN BALLOT

STATE of MAINE

Candidates to be Voted for in the Municipal Election for the Town of Union, March 10, 1990

Instructions to Voters: Mark a cross (x) or a check mark (✓) in the square at the left of the name of the person you wish to vote for, follow directions as to number of candidates to be marked for each office, add names by writing or pasting stickers in blank spaces and mark cross (x) or check mark (✓) at left of such names. Do not erase names.

FOR SELECTMAN

For one year (Vote for one)

☐ David Simmons

☐

FOR ASSESSOR

For one year (Vote for one)

☐ David Simmons

☐

FOR OVERSEER OF THE POOR

For one year (Vote for one)

☐ David Simmons

☐

FOR TOWN CLERK

For one year (Vote for one)

☐ Mary Sabins

☐

FOR TOWN TREASURER

For one year (Vote for one)

☐ Linda McAllister

☐

FOR TAX COLLECTOR

For one year (Vote for one)

☐ Mary Sabins

☐

**FOR DIRECTOR OF SCHOOL ADMINISTRATIVE
DISTRICT #40**

For three years (Vote for one)

☐ David Littlefield

☐

MAINE MUNICIPAL ASSOCIATION

Legal Services
Community Drive
Augusta, Maine 04330-9411

Telephone (207) 623-8428

WILLIAM W. LIVENGOOD
REBECCA WARREN SEEL
RICHARD P. FLEWELLING
ELLERBE P. COLE
JOSEPH J. WATHEN

March 14, 1990

Mary S. Sabins, Clerk
Town of Union
Box 221
Union, Maine 04862

Re: Ballot Misprint

Dear Ms. Sabins:

This is in reply to your letter of March 12, 1990 concerning the effect of a misprinted ballot on your municipal elections held last Saturday. As I understand it, both the ballots and the specimen ballot described the office of Selectman, Assessor and Overseer of the Poor as "For one year" though in fact it was for a three-year term. The only nomination paper submitted correctly described the term, the only position open was for three years and no one has filed a formal objection. Additionally, the only nominated candidate (the incumbent) won overwhelmingly. Your question is whether these results are valid and, if so, for what term was the winner elected.

In my opinion, it is unlikely that a court would either overturn the election or declare the term of office to be for one year only. Courts in fact are historically reluctant to invalidate past elections where there may have been minor technical defects unless these irregularities result in substantial prejudice or confusion (see, e.g., State v. Town of Franklin, 489 A.2d 525 [Me. 1985]; Common Cause v. State, 455 A.2d 1 [Me. 1983]). The foregoing circumstances furnish no apparent basis for such a conclusion. Accordingly, I would presume that the election results are indeed valid and binding and that the victor was elected for a full three-year term.

Please do not hesitate to contact us if you have further questions.

Very truly yours,

Richard P. Flewelling
Richard P. Flewelling
Senior Staff Attorney

RPF:aks



MAINE MUNICIPAL ASSOCIATION

Legal Services
Community Drive
Augusta, Maine 04330-9411

WILLIAM W. LIVENGOOD
REBECCA WARREN SEEL
RICHARD P. FLEWELLING
ELLERBE P. COLE
JOSEPH J. WATHEN

Telephone (207) 623-8428

March 14, 1990

Mary S. Sabins, Clerk
Town of Union
Box 221
Union, Maine 04862

Re: Ballot Misprint

Dear Ms. Sabins:

This is in reply to your letter of March 12, 1990 concerning the effect of a misprinted ballot on your municipal elections held last Saturday. As I understand it, both the ballots and the specimen ballot described the office of Selectman, Assessor and Overseer of the Poor as "For one year" though in fact it was for a three-year term. The only nomination paper submitted correctly described the term, the only position open was for three years and no one has filed a formal objection. Additionally, the only nominated candidate (the incumbent) won overwhelmingly. Your question is whether these results are valid and, if so, for what term was the winner elected.

In my opinion, it is unlikely that a court would either overturn the election or declare the term of office to be for one year only. Courts in fact are historically reluctant to invalidate past elections where there may have been minor technical defects unless these irregularities result in substantial prejudice or confusion (see, e.g., State v. Town of Franklin, 489 A.2d 525 [Me. 1985]; Common Cause v. State, 455 A.2d 1 [Me. 1983]). The foregoing circumstances furnish no apparent basis for such a conclusion. Accordingly, I would presume that the election results are indeed valid and binding and that the victor was elected for a full three-year term.

Please do not hesitate to contact us if you have further questions.

Very truly yours,

Richard P. Flewelling
Richard P. Flewelling
Senior Staff Attorney

RPF:aks





Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

May 4, 1990

Louise Folsom
First Selectperson
Town of Union
Town Office
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed herewith is an Application for a Pole
Location Permit for the Town of Union.

Please have the Board of Selectmen sign the original
copy and return the same to this office after the Town
Clerk has completed the section designated also. The
second copy is for your records.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml
Encs.
W/O #31-1



Town Copy

1806

APPLICATION FOR POLE LOCATION

PROJECT 31-1

TO THE

TOWN

OF Union, MAINE

Central Maine Power Company, and Continental Telephone Company corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the Union/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said Union/Town, as follows:

Starting at existing Central Maine Power Company Pole #503 on Union Village ByPass and extending in a southerly direction across the said Union Village ByPass on a line of one (1) pole, approximately ninety (90) feet, as now staked to proposed Central Maine Power Company Pole #503.1 as shown on sketch submitted with this application marked Project #31-1, dated April 30, 1990.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice.~~

Public Notice of this Application has been
given by publishing the text of the same
in Not Published
on _____

CENTRAL MAINE POWER COMPANY

By Frank Shetter Date 5-7-90

CONTINENTAL TELEPHONE CO.

By Morris Leathers Date 5-10-90

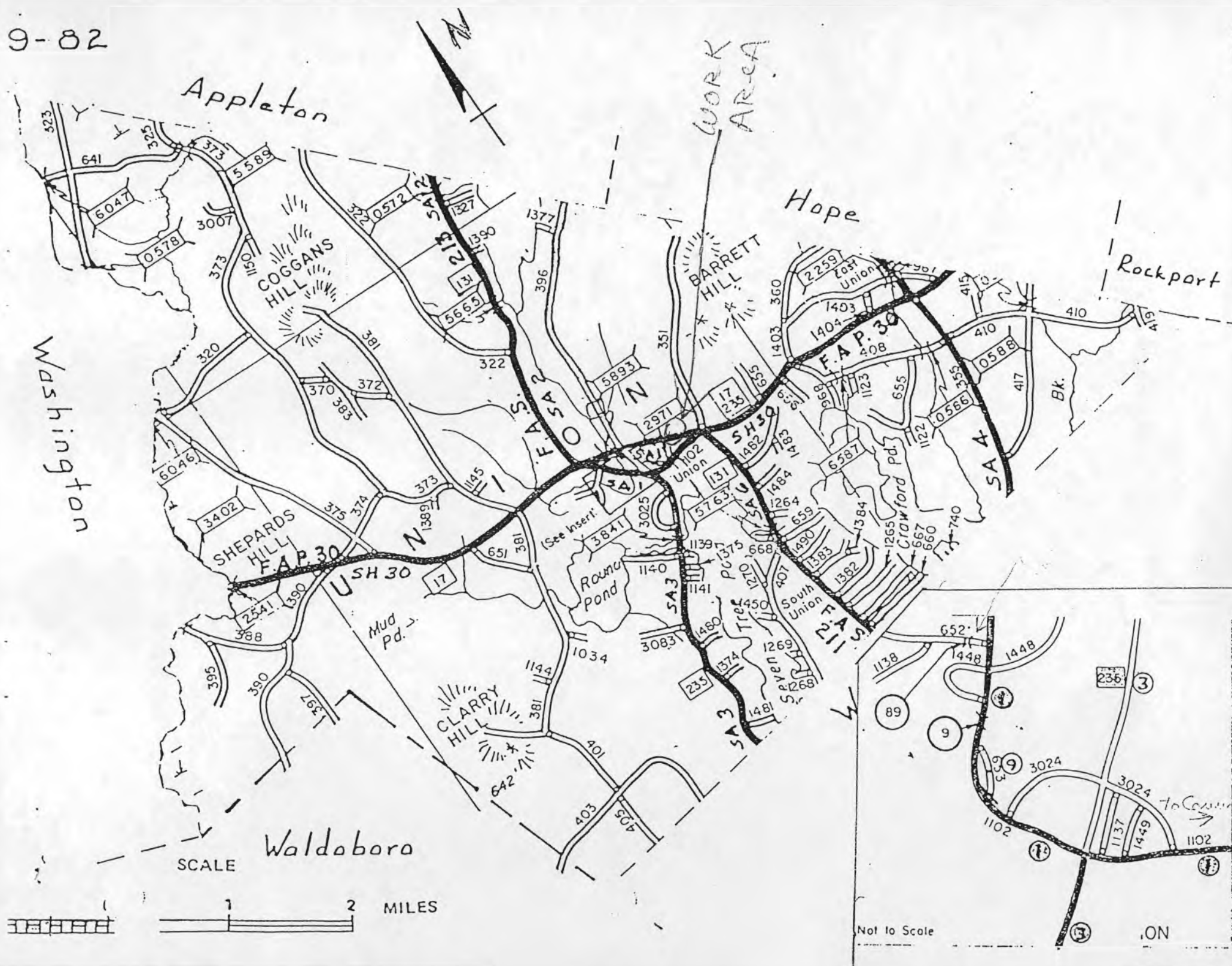
SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET Union Village By Pass
DATE 4-31-95 BY ID/ML

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rock Island Line at Rock Island Tel 5444131. Pole spans shown are approximate.

[illegible]

from



4507
2-68

POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Continental Telephone Company dated by Central Maine Power Company April 30, 1990 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company and Continental Tel. Co. or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the ~~the~~/Town of Union, approximately as follows:

Starting at existing Central Maine Power Company Pole #503 on Union Village ByPass and extending in a southerly direction across the said Union Village ByPass on a line of one (1) pole, approximately ninety (90) feet, as now staked to proposed Central Maine Power Company Pole #503.1 as shown on sketch submitted with this application marked Project #31-1, dated April 30, 1990.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Anthony C. Taylor
David Simon

_____ Municipal Officers

Union, Maine
May 22, 1990

Office of the Town Clerk
Received and Recorded in Book 20, Page 220

Attest Mary S. Sabers
Clerk

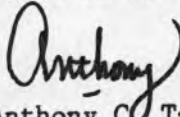
TOWN OF UNION

Office of Selectmen, Assessors, Town Clerk, Tax Collector, and Treasurer

Notice

The special town meeting scheduled for Monday, June 11, 1990 has been postponed and will be rescheduled for another time in the near future. We apologize for any inconvenience caused by this action.

Board of Selectmen



By: Anthony C. Taylor, Chairman

June 8, 1990

6/11/90

The original of this warrant
was left in this book even
though the meeting was
cancelled as it was a
legally posted meeting.
(10 day notice). As per telephone
conversation with MMA Lawyer
Joe Wathan.

22-2

Mary Sabino
Clerk

TOWN OF UNION

WARRANT

SPECIAL TOWN MEETING

JUNE 11, 1990

7:00 p.m.

NEW MUNICIPAL BUILDING

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County, qualified by law to vote in Town affairs, to meet at the NEW MUNICIPAL BUILDING, in said Town on MONDAY, the ELEVENTH day of JUNE, A.D., 1990, at 7:00 p.m. in the evening, then and there to act on ARTICLES numbered 1 to 19. All of said articles being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

ARTICLE 2. To see if the Town will vote to raise and appropriate the sum of \$18,960 to be paid as the Town's obligation to the Tri-County Solid Waste Management Organization.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 3. To see if the Town will vote to raise and appropriate the sum of \$40,000 as the maximum amount necessary to complete the Union Fire Department's tank truck project with the understanding that any unexpended funds will be transferred to the Fire Truck Replacement Account.

BUDGET COMMITTEE DOES NOT RECOMMEND

ARTICLE 4. To see if the Town will vote to authorize the Board of Selectmen to sell the 1979 GMC Cab & Chassis recently purchased by the Fire Department, or act thereon.

ARTICLE 5. To see if the Town will vote to raise and appropriate the sum of \$2,300 to complete the Town's share (25%) in obtaining the State grant for the Comprehensive Plan project.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 6. To see if the Town will vote to raise and appropriate the sum of \$2,000 to repair the Bandstand and authorize the Union Historical Society to supervise the work and expenditures associated with said repairs.

BUDGET COMMITTEE DOES NOT RECOMMEND

ARTICLE 7. To see if the Town will vote to authorize the Selectmen to contract with the Kennebec Valley Humane Society for services which meet the Town's animal control obligation and to contract for similar services in the future until such time as authorization is withdrawn by a vote of the Town.

- ARTICLE 8. To see if the Town will raise and appropriate the sum of \$4,500 to create a salaried position for code enforcement at the rate of \$150 weekly with the understanding that the Town will continue to pay in accordance with present guidelines for services in excess of ten hours weekly and for expenses not included in the weekly salary.

BUDGET COMMITTEE DOES NOT RECOMMEND

- ARTICLE 9. To see if the Town will raise and appropriate the sum of \$1,200 to compensate for a shortage which resulted in the Tax Assessors' Agent's account due to an error in his 1989 contract.

(Budget Committee had no opportunity to review.)

- ARTICLE 10. To see if the Town will vote to open the Miller Road to winter maintenance from the Bird farm to the Dalton residence, or act thereon.

- ARTICLE 11. To see what sum, if any, the Town will vote to raise and appropriate to upgrade the Miller Road from the Bird farm to the Dalton residence for winter maintenance and to fund said maintenance, or act thereon.

- ARTICLE 12. To see if the Town will vote to open the Overlock Hill Road to winter maintenance from the North Union Road to Felix Caliendo's residence, or act thereon.

- ARTICLE 13. To see what sum, if any, the Town will vote to raise and appropriate to upgrade the Overlock Hill Road from the North Union Road to the Felix Caliendo's residence for winter maintenance and to fund said maintenance, or act thereon.

- ARTICLE 14. To see if the Town will vote to open the Barrett Hill Road to winter maintenance, or act thereon.

- ARTICLE 15. To see what sum, if any, the Town will vote to raise and appropriate to upgrade the Barrett Hill Road for winter maintenance and to fund said maintenance, or act thereon.

- ARTICLE 16. To see if the Town will vote to open the Stone Road to winter maintenance from the Bump Hill Road to Edward Blake's driveway, or act thereon.

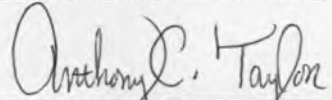
- ARTICLE 17. To see what sum, if any, the Town will vote to raise and appropriate to upgrade the Stone Road from the Bump Hill Road to Edward Blake's driveway for winter maintenance and to fund said maintenance, or act thereon.

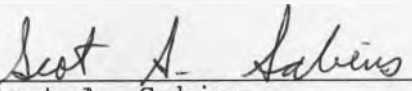
ARTICLE 18. To see if the Town will vote to authorize the Selectmen to accept funds generated by court-ordered restitution and ordinance fines and deposit said funds in such accounts as they deem appropriate, or act thereon.

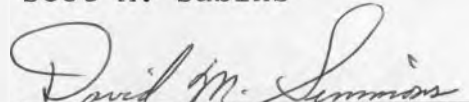
ARTICLE 19. To see if the Town will vote to raise and appropriate the sum of \$300 to purchase a dehumidifier needed to adequately protect Town records in the downstairs vault at the Town Office.

GIVEN UNDER OUR HANDS THIS THIRTY-FIRST DAY OF MAY, A.D., 1990.

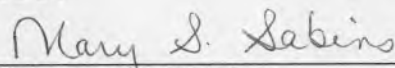
UNION BOARD OF SELECTMEN:


Anthony C. Taylor, Chairman


Scot A. Sabins


David M. Simmons

A TRUE COPY.

ATTEST: 
Mary S. Sabins
Town Clerk

RESIDENT'S RETURN

KNOX
MAINE, ss.

By virtue of the within Warrant to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this Warrant at the Selectmen's Office; at Gordon's Market, Union Common; Mic Mac Market, Route #17; and at Camden National Bank, Union Common; on the First day of June, A.D., 1990, the same being at least seven days prior to the within named meeting.

ATTEST: Peter B. Soule
Peter B. Soule, Resident

Primary Election Warrant

State of Maine

County of Knox, ss.

To Peter Soule, a constable (or resident) of Union, Maine
(Name of Constable or Resident) (Name of Municipality)

You are hereby required in the name of the State of Maine to notify the voters of

Union, Maine of the election described in this warrant.
(Name of Municipality)

To the voters of Union, Maine
(Name of Municipality and Voting District, if any)

You are hereby notified that the Primary Election in this municipality will be held at

The Municipal Building on Tuesday, June 12, 1990 for the purpose of
(Name of Voting Place)

effecting the nomination to the following offices:

United States Senator, Governor, Representative to Congress (First District), State Senators (Districts 12, 20 and 21), Representatives to the Legislature (Districts 80, 81, 82, 83, 84 and 123), County Treasurer, Register of Deeds, Sheriff, District Attorney (District No. 6) and County Commissioner (District No. 1).

The polls shall be open at 10:00 a.m. and closed at 8:00 p.m.

The registrar of voters or board of registration will hold office hours while the polls are open to correct any error in or change a name or address on the voting list; to accept the registration of any person eligible to vote and to accept new enrollments.

A person who is not registered as a voter may not vote in any election. A voter who is not enrolled in a political party may not vote in a primary election.

Dated at Union, Maine May 22, 1990
(Name of Municipality) (Date Signed)

Scott A. Sabius

Majority of Municipal Officers of

Town of Union, Maine
(Name of Municipality)

A true copy.

Attest: Peter B. Soule Constable or Resident

NOTE: Except in municipalities of population less than 100, the polls must be opened no earlier than 6 a.m. and no later than 9 a.m. on election day; except that in municipalities with a population of less than 4,000, the polls must be opened no later than 10:00 a.m. on election day. The municipal officers of each municipality shall determine the time of opening the polls within these limits. The polls must be closed at 8 p.m. on election day, except in municipalities of population less than 100 which may close the polls after all registered voters have voted. All of the above shall be United States Eastern Daylight Time.

State of Maine

OFFICER'S RETURN

County of Knox, ss.

I certify that I have notified the voters of Union, Maine
(Name of Municipality and Voting District, if any)

of the time and place of the Primary Election by posting an attested copy of the within warrant at

- 1. The Municipal Building
(Place of Posting)
- 2. Gordon's Market
- 3. Mic Mac Market
- 4. Camden National Bank

on June 1, 1990 which is at least 7 days next prior to election day.
(Date of Posting)

Dated at Union, Maine on June 1, 1990
(Name of Municipality) (Date Signed)

.....
(Signature of Officer)
.....
Constable (or resident) of

..... Town of Union, Maine
(Name of Municipality)

KNOX COUNTY**REPUBLICAN CANDIDATES****STATE OF MAINE****REPUBLICAN STATE PRIMARY**

Republican Candidates to be voted for in the Primary Election

June 12, 1990 in

Towns of Union and Washington

SPECIMEN BALLOT

MAKE A CROSS (X) OR A CHECK MARK (✓) IN THE SQUARE AT THE LEFT OF THE NAME OF THE CANDIDATE FOR WHOM YOU WISH TO VOTE. YOU MAY VOTE FOR A PERSON WHOSE NAME DOES NOT APPEAR ON THE BALLOT BY WRITING IT OR PASTING A STICKER WITH THE PERSON'S NAME AND MUNICIPALITY OF RESIDENCE ON IT IN THE PROPER BLANK SPACE AND MARKING THE SQUARE AT THE LEFT. DO NOT ERASE NAMES.

Vote for ONE

FOR UNITED STATES SENATOR

☐

COHEN, WILLIAM S., Bangor

☐

.....

Vote for ONE

FOR GOVERNOR

☐

McKERNAN, JOHN R., Jr., Auburn

☐

.....

Vote for ONE

FOR REPRESENTATIVE TO CONGRESS

☐

EMERY, DAVID F., St. George

☐

McCORMICK, JOHN S., Jr., Rockport

☐

.....

Vote for ONE

FOR STATE SENATOR

(District 20)

☐

HOLLOWAY, MURIEL D., Edgecomb

☐

.....

Vote for ONE

FOR REPRESENTATIVE to the LEGISLATURE

(District 84)

☐

MANN, HENRY, Washington

☐

SAVAGE, ELMER N., Union

☐

TAYLOR, ANTHONY C., Union

☐

.....

Vote for ONE

FOR COUNTY TREASURER

☐

CURTIS, PAULINE STEVENS, Rockland

☐

.....

Vote for ONE

FOR REGISTER OF DEEDS

☐

CRANE, BELLE M., Owls Head

☐

MARCH, SUSAN L., Warren

☐

.....

Vote for ONE

FOR SHERIFF

☐

DAVEY, DANIEL, Warren

☐

.....

Vote for ONE

FOR DISTRICT ATTORNEY

(Prosecutorial District No. 6)

☐

ANDERSON, WILLIAM R., Morrill

☐

.....

KNOX COUNTY

DEMOCRATIC CANDIDATES

STATE OF MAINE

DEMOCRATIC STATE PRIMARY

Democratic Candidates to be voted for in the Primary Election
June 12, 1990 in
Towns of Union and Washington

SPECIMEN BALLOT

MAKE A CROSS (X) OR A CHECK MARK (✓) IN THE SQUARE AT THE LEFT OF THE NAME OF THE CANDIDATE FOR WHOM YOU WISH TO VOTE. YOU MAY VOTE FOR A PERSON WHOSE NAME DOES NOT APPEAR ON THE BALLOT BY WRITING IT OR PASTING A STICKER WITH THE PERSON'S NAME AND MUNICIPALITY OF RESIDENCE ON IT IN THE PROPER BLANK SPACE AND MARKING THE SQUARE AT THE LEFT. DO NOT ERASE NAMES.

Vote for ONE

FOR UNITED STATES SENATOR

☐

ROLDE, NEIL, York

☐

Vote for ONE

FOR GOVERNOR

☐

BRENNAN, JOSEPH E., Portland

☐

Vote for ONE

FOR REPRESENTATIVE TO CONGRESS

☐

ABROMSON, LINDA ELOWITCH, Portland

☐

ANDREWS, THOMAS H., Portland

☐

CONANT, RALPH W., Winslow

☐

MITCHELL, ELIZABETH H., Vassalboro

☐

TIERNEY, JAMES E., Topsham

☐

Vote for ONE

FOR STATE SENATOR
(District 20)☐

RUSSELL, SHIRLEY BARLOW, Alna

☐

Vote for ONE

FOR REPRESENTATIVE to the LEGISLATURE
(District 84)☐

BOWERS, JAMES S., Washington

☐

Vote for ONE

FOR COUNTY TREASURER

☐

Vote for ONE

FOR REGISTER OF DEEDS

☐

Vote for ONE

FOR SHERIFF

☐

Vote for ONE

FOR DISTRICT ATTORNEY
(Prosecutorial District No. 6)☐

WARRANT FOR SCHOOL ADMINISTRATIVE DISTRICT NO. 40
DISTRICT REFERENDUM

To Andrea Doyle, a resident of School Administrative District No. 40, comprised of the towns of Friendship, Union, Waldoboro, Warren and Washington, in the counties of Lincoln and Knox in the State of Maine.

In the name of the State of Maine, you are hereby ordered to serve upon the municipal clerks of each of the municipalities within said School Administrative District No. 40, namely, the Towns of Friendship, Union, Waldoboro, Warren, and Washington, an attested copy of this warrant. Service shall be in hand and within three (3) days of the date of this warrant. The municipal clerks of the above municipalities shall immediately notify the respective municipal officers, who shall post the following warrant:

REFERENDUM - M.S.A.D. #40 1990-91 Budget

_____ Knox _____ County Town of _____ Union _____, State of Maine
To _____ Peter Soule _____, a constable in the Town of _____ Union _____
in County of _____ Knox _____.

Greetings: In the name of the State of Maine, you are hereby required to notify and warn the Inhabitants of the Town of Union qualified by law to vote in town affairs, to assemble at Municipal Building, in said Town, on the 12th day of June, 1990, at 10 A.M. o'clock in the morning, to act on the following Articles, to wit:

ARTICLE 1: To choose a moderator to preside at said meeting.

ARTICLE 2: To see what sum the District will appropriate from the foundation allocation for school purposes (School Directors recommend \$8,774,648.) and to see what sum the District will raise as the local share of the foundation allocation (School Directors recommend \$3,154,836.).

ARTICLE 3: To see what sum the District will appropriate from the debt service allocation (School Directors recommend \$976,013.) and to see what sum the District will raise as the local share of debt service (School Directors recommend \$ 220,175.).

ARTICLE 4: To see what sum the District will raise in additional local funds under the provisions of 20-A M.R.S.A. 15614. (School Directors recommend \$138,634.).

ARTICLE 5: To see what sum the District will authorize the School Board to expend for the fiscal year beginning July 1, 1990, and ending June 30, 1991, from unexpended balances, tuition receipts and other receipts for the support of schools. (School Directors recommend \$364,025.).

ARTICLE 6: To see what sum the District will appropriate for adult education (School Directors recommend \$26,680.), and to see what sum the District will raise as the local share (School Directors recommend \$15,000.).

ARTICLE 7: To see what sum the District will raise and appropriate for the unemployment reserve fund (School Directors recommend \$15,000).

ARTICLE 8: "Shall the regional vocational budget for REGIONAL DAY PROGRAMS, as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1990 through June 30, 1991 be approved in the amount of \$ 1,285,665.?"

ARTICLE 9: "Shall the regional vocational budget for ADULT VOCATIONAL PROGRAMS as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1990 through June 30, 1991 be approved in the amount of \$20,000?"

As required by law, voting on Articles 2 through 9 will be in conformity with Sections 2061 and 2065 of Title 30 of the Maine Revised Statutes, as amended, which is the Australian or secret ballot law, so-called, and voting will be by printed ballot. The polls will be opened immediately after the election of a moderator and will remain open until 8:00 o'clock in the evening on said 12th day of June, 1990.

There shall be a Public Hearing for the purpose of discussing the above stated Articles, at Medomak Valley High School on the 5th day of June, 1990, at 7:00 P.M. o'clock in the evening. A subsequent opportunity for discussion of the budget will be held again at Union Central School, on the 7th day of June 1990, at 7:00 P.M. o'clock in the evening.

Given under our hand this 29th day of May, 1990.

<u>David L. Littlefield</u>	<u>John Wylie</u>
<u>Barbara C. Pang</u>	<u>James Euton</u>
<u>Norma L. Jones</u>	<u>Elizabeth Hooster</u>
<u>Elsie L. Johnston</u>	<u>Beverly Masdef</u>
<u>Thomas W. Johnston</u>	<u>George Saver</u>
<u>Emily Borzod</u>	<u>Josephine Hilmar</u>
<u>Louise E. Ulbrich</u>	<u>Mary M. Ametutz</u>
<u>Stephen R. Lathrop</u>	<u>Kenneth A. Basset</u>

Board of Directors of Maine School Administrative District No. 40

A true copy of the Warrant, attest:

Candrea Doyle
Resident of Maine School Administrative
District No. 40

Countersigned this 29 day of May, 1990 at Union, Maine.

<u>Anthony C. Taylor</u>	_____
Selectman	Selectman
<u>Scott A. Sabins</u>	_____
Selectman	Selectman
<u>David Simmons</u>	_____
Selectman	

Selectmen, Town of Union, Maine

A true copy of the Warrant, attest

Peter Soule Constable of Union, Maine

Proposed School Budget summary of recommendations by the Directors of School Administrative District No. 40 for the fiscal year July 1, 1990 to June 30, 1991.

(Complete budget details are available in the Annual Report available to all residents of the District).

<u>Revenues</u>		<u>Expenditures</u>	
<u>Foundation Allocation</u>		Board of Directors.....	\$ 13,660
State Share (64%)	\$ 5,619,812	Office of the Superintendent.....	289,180
Local Share (36%)	3,154,836	Office of the Principal.....	558,318
	<hr/>	Elementary Instruction.....	3,442,946
	\$ 8,774,648	Secondary Instruction.....	1,866,947
<u>Debt Service</u>		Special Education.....	632,350
State Share (77.4%)	\$ 755,838	Region 8 Vocational Center.....	362,580
Local Share (22.6%)	220,175	Extra-Curricular Elementary.....	44,247
	<hr/>	Extra-Curricular (Secondary).....	104,242
	\$ 976,013	Adult Education	26,680
<u>Other Addition Funds</u>		Attendance.....	1,000
	\$ 138,634	Health Service.....	73,282
<u>Other Receipts</u>		Operation and Plant Maintenance.....	1,114,905
	\$ 364,025	Student Transportation.....	727,650
<u>Adult Education</u>		Debt Service	976,013
	\$ 26,680	Contingency.....	10,000
<u>Unemployment Reserve</u>		Fiscal Services.....	6,000
	\$ 15,000	School Lunch.....	30,000
		Unemployment Reserve.....	15,000
TOTAL REVENUES.....		TOTAL EXPENSES.....	\$10,295,000
	\$ 10,295,000		

RETURN OF THE WARRANT

Knock County

State of Maine

TO: The Directors of School Administrative District No. 40.

May 29, 1990. Pursuant to the within Warrant, to me, directed, I have served in hand upon the municipal clerk of the Town of Union, an attested copy of this Warrant directing the municipal officers of said Town to call a town meeting at said time and place and for the purposes therein stated.

Andrew Doyle

To: The Municipal Officers of the Town of Union, Maine

June 1, 1990. Pursuant to the within Warrant, directed to me, I have notified and warned the voters of the Town of Union, Maine to assemble at said times and places for the purposes therein named, by posting an attested copy of said Warrant, at Town Office, Mic

Mac Market, Gorden's Market, Camden National Bank

in said Town, being public and conspicuous places in said Town, on the

First day of June, 1990.

Peter B. Soule
Peter B. Soule

SPECIMEN BALLOT

STATE of MAINE

Articles to be Voted on in the M.S.A.D. #40 District Referendum for the Town of Union, June 12, 1990

Vote "YES" or "NO" by making a cross (X) or a check mark (✓) in the square of your choice at the left of each article. A "YES" vote indicates acceptance of the funding recommendation. A "NO" vote indicates rejection of the funding recommendation.

ARTICLE II

YES	NO	To see what sum the District will appropriate from the foundation allocation for school purposes (School Directors recommend \$8,774,648.) and to see what sum the District will raise as the local share of the foundation allocation (School Directors recommend \$3,154,836.).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE III

YES	NO	To see what sum the District will appropriate from the debt service allocation (School Directors recommend \$976,013.) and to see what sum the District will raise as the local share of debt service (School Directors recommend \$220,175.).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE IV

YES	NO	To see what sum the District will raise in additional local funds under the provisions of 20-A MRSA 15614. (School Directors recommend \$138,634.).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE V

YES	NO	To see what sum the District will authorize the School Board to expend for the fiscal year beginning July 1, 1990 and ending June 30, 1991, from unexpended balances, tuition receipts and other receipts for the support of schools. (School Directors recommend \$364,025.).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE VI

YES	NO	To see what sum the District will appropriate for adult education (School Directors recommend \$26,680.), and to see what sum the District will raise as the local share (School Directors recommend \$15,000.).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE VII

YES	NO	To see what sum the District will raise and appropriate for the unemployment reserve fund (School Directors recommend \$15,000.).
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE VIII

YES	NO	"Shall the regional vocational budget for REGIONAL DAY PROGRAMS, as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1990 through June 30, 1991 be approved in the amount of \$1,285,665.?"
<input type="checkbox"/>	<input type="checkbox"/>	

ARTICLE IX

YES	NO	"Shall the regional vocational budget for ADULT VOCATIONAL PROGRAMS as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1990 through June 30, 1991 be approved in the amount of \$20,000.?"
<input type="checkbox"/>	<input type="checkbox"/>	

STATE OF MAINE

RETURN OF VOTES CAST

JUNE 12, 1990

At the Primary Election duly called and held in the Municipality of:
Union, voters cast their ballots for the nomination
 of Democratic candidates. These ballots were received, sorted, counted, and
 declared in open meeting(s) by the Warden(s). The Clerk recorded the votes as
 indicated on the attached Specimen Ballot.

NOTE: Record votes in figures, verifying for accuracy. If no votes are cast, write
 "None" or insert "O". If votes are cast for persons whose names were not printed
 on the ballot, print the names on the blank spaces provided and record the number
 of votes opposite each. If needed, use reverse side of return clearly indicating
 office, name, and number of votes cast.

Signatures Required

A. Towns with one voting district: Municipal Clerk and Warden must sign
 two returns (Lines 1 and 2).*

Mary S. Sabino 1 Mary S. Sabino 2
 Municipal Clerk Warden

TOWNS WITH ONE VOTING DISTRICT STOP HERE

**A CITY OR TOWN WITH MORE THAN ONE VOTING DISTRICT
 MUST ALSO COMPLETE BELOW:**

B. In a city, or in a town with more than one voting district:

1. Warden and Ward Clerk must sign return (Lines 2 and 3), delivering it
 immediately to the Municipal Clerk.
2. Municipal Clerk must tabulate returns, sign two copies of the municipal
 returns (Line 1) and have each attested by a majority of the municipal
 officers (Lines 4-9).*

 Ward Clerk

Attest:

 4 _____ 7

 5 _____ 8

 6 _____ 9

Majority of Municipal Officers

*With two returns (A and B.2), original is filed in clerk's office, duplicate is sent to Secretary
 of State.

KNOX COUNTY

DEMOCRATIC CANDIDATES

STATE OF MAINE

DEMOCRATIC STATE PRIMARY

Democratic Candidates to be voted for in the Primary Election
June 12, 1990 in
Towns of Union and Washington

SPECIMEN BALLOT

MAKE A CROSS (X) OR A CHECK MARK (✓) IN THE SQUARE AT THE LEFT OF THE NAME OF THE CANDIDATE FOR WHOM YOU WISH TO VOTE. YOU MAY VOTE FOR A PERSON WHOSE NAME DOES NOT APPEAR ON THE BALLOT BY WRITING IT OR PASTING A STICKER WITH THE PERSON'S NAME AND MUNICIPALITY OF RESIDENCE ON IT IN THE PROPER BLANK SPACE AND MARKING THE SQUARE AT THE LEFT. DO NOT ERASE NAMES.

Vote for ONE FOR UNITED STATES SENATOR

<input type="checkbox"/>	ROLDE, NEIL, York	43
<input type="checkbox"/>	

Vote for ONE FOR GOVERNOR

<input type="checkbox"/>	BRENNAN, JOSEPH E., Portland	56
<input type="checkbox"/>	

Vote for ONE FOR REPRESENTATIVE TO CONGRESS

<input type="checkbox"/>	ABROMSON, LINDA ELOWITCH, Portland	5
<input type="checkbox"/>	ANDREWS, THOMAS H., Portland	18
<input type="checkbox"/>	CONANT, RALPH W., Winslow	2
<input type="checkbox"/>	MITCHELL, ELIZABETH H., Vassalboro	18
<input type="checkbox"/>	TIERNEY, JAMES E., Topsham	21
<input type="checkbox"/>	

Vote for ONE FOR STATE SENATOR (District 20)

<input type="checkbox"/>	RUSSELL, SHIRLEY BARLOW, Alna	44
<input type="checkbox"/>	

Vote for ONE FOR REPRESENTATIVE to the LEGISLATURE (District 84)

<input type="checkbox"/>	BOWERS, JAMES S., Washington	46
<input type="checkbox"/>	

Vote for ONE FOR COUNTY TREASURER

<input type="checkbox"/>	
--------------------------	-------	--

Vote for ONE FOR REGISTER OF DEEDS

<input type="checkbox"/>	
--------------------------	-------	--

Vote for ONE FOR SHERIFF

<input type="checkbox"/>	
--------------------------	-------	--

Vote for ONE FOR DISTRICT ATTORNEY (Prosecutorial District No. 6)

<input type="checkbox"/>	
--------------------------	-------	--

STATE OF MAINE

RETURN OF VOTES CAST

JUNE 12, 1990

At the Primary Election duly called and held in the Municipality of:
Union, voters cast their ballots for the nomination
 of Republican candidates. These ballots were received, sorted, counted, and
 declared in open meeting(s) by the Warden(s). The Clerk recorded the votes as
 indicated on the attached Specimen Ballot.

NOTE: Record votes in figures, verifying for accuracy. If no votes are cast, write
 "None" or insert "O". If votes are cast for persons whose names were not printed
 on the ballot, print the names on the blank spaces provided and record the number
 of votes opposite each. If needed, use reverse side of return clearly indicating
 office, name, and number of votes cast.

Signatures Required

A. Towns with **one voting district**: Municipal Clerk and Warden must sign
 two returns (Lines 1 and 2).*

Mary S. Sabins 1 Mary S. Sabins 2
 Municipal Clerk Warden

TOWNS WITH ONE VOTING DISTRICT STOP HERE

**A CITY OR TOWN WITH MORE THAN ONE VOTING DISTRICT
 MUST ALSO COMPLETE BELOW:**

B. In a city, or in a town with **more than one voting district**:

1. Warden and Ward Clerk must sign return (Lines 2 and 3), delivering it
 immediately to the Municipal Clerk.
2. Municipal Clerk must tabulate returns, sign two copies of the **municipal**
 returns (Line 1) and have each attested by a majority of the municipal
 officers (Lines 4-9).*

_____ 3
 Ward Clerk

Attest:

_____ 4 _____ 7
 _____ 5 _____ 8
 _____ 6 _____ 9
 Majority of Municipal Officers

*With two returns (A and B.2). **original** is filed in clerk's office, **duplicate** is sent to Secretary
 of State.

KNOX COUNTY

REPUBLICAN CANDIDATES

STATE OF MAINE

REPUBLICAN STATE PRIMARY

Republican Candidates to be voted for in the Primary Election
June 12, 1990 in
Towns of Union and Washington

SPECIMEN BALLOT

MAKE A CROSS (X) OR A CHECK MARK (✓) IN THE SQUARE AT THE LEFT OF THE NAME OF THE CANDIDATE FOR WHOM YOU WISH TO VOTE. YOU MAY VOTE FOR A PERSON WHOSE NAME DOES NOT APPEAR ON THE BALLOT BY WRITING IT OR PASTING A STICKER WITH THE PERSON'S NAME AND MUNICIPALITY OF RESIDENCE ON IT IN THE PROPER BLANK SPACE AND MARKING THE SQUARE AT THE LEFT. DO NOT ERASE NAMES.

Vote for ONE

FOR UNITED STATES SENATOR

☐

COHEN, WILLIAM S., Bangor

263

☐

Vote for ONE

FOR GOVERNOR

☐

McKERNAN, JOHN R., Jr., Auburn

251

☐

Vote for ONE

FOR REPRESENTATIVE TO CONGRESS

☐

EMERY, DAVID F., St. George

126

☐

McCORMICK, JOHN S., Jr., Rockport

155

☐

Vote for ONE

FOR STATE SENATOR

(District 20)

☐

HOLLOWAY, MURIEL D., Edgecomb

247

☐

Vote for ONE

FOR REPRESENTATIVE to the LEGISLATURE

(District 84)

☐

MANN, HENRY, Washington

36

☐

SAVAGE, ELMER N., Union

175

☐

TAYLOR, ANTHONY C., Union

68

☐

Vote for ONE

FOR COUNTY TREASURER

☐

CURTIS, PAULINE STEVENS, Rockland

248

☐

Vote for ONE

FOR REGISTER OF DEEDS

☐

CRANE, BELLE M., Owls Head

152

☐

MARCH, SUSAN L., Warren

108

☐

Theresa Griffin, Rockland

1

Vote for ONE

FOR SHERIFF

☐

DAVEY, DANIEL, Warren

259

☐

Vote for ONE

FOR DISTRICT ATTORNEY

(Prosecutorial District No. 6)

☐

ANDERSON, WILLIAM R., Morrill

254

☐

SPECIMEN BALLOT

STATE of MAINE

Articles to be Voted on in the M.S.A.D. #40 District Referendum for the Town of Union, June 12, 1990

Vote "YES" or "NO" by making a cross (X) or a check mark (✓) in the square of your choice at the left of each article. A "YES" vote indicates acceptance of the funding recommendation. A "NO" vote indicates rejection of the funding recommendation.

ARTICLE II

YES	NO	To see what sum the District will appropriate from the foundation allocation for school purposes (School Directors recommend \$8,774,648.) and to see what sum the District will raise as the local share of the foundation allocation (School Directors recommend \$3,154,836.).
<input type="checkbox"/>	<input type="checkbox"/>	
201	136	

ARTICLE III

YES	NO	To see what sum the District will appropriate from the debt service allocation (School Directors recommend \$976,013.) and to see what sum the District will raise as the local share of debt service (School Directors recommend \$220,175.).
<input type="checkbox"/>	<input type="checkbox"/>	
209	130	

ARTICLE IV

YES	NO	To see what sum the District will raise in additional local funds under the provisions of 20-A MRSA 15614. (School Directors recommend \$138,634.).
<input type="checkbox"/>	<input type="checkbox"/>	
179	147	

ARTICLE V

YES	NO	To see what sum the District will authorize the School Board to expend for the fiscal year beginning July 1, 1990 and ending June 30, 1991, from unexpended balances, tuition receipts and other receipts for the support of schools. (School Directors recommend \$364,025.).
<input type="checkbox"/>	<input type="checkbox"/>	
231	106	

ARTICLE VI

YES	NO	To see what sum the District will appropriate for adult education (School Directors recommend \$26,680.), and to see what sum the District will raise as the local share (School Directors recommend \$15,000.).
<input type="checkbox"/>	<input type="checkbox"/>	
216	125	

ARTICLE VII

YES	NO	To see what sum the District will raise and appropriate for the unemployment reserve fund (School Directors recommend \$15,000.).
<input type="checkbox"/>	<input type="checkbox"/>	
192	148	

ARTICLE VIII

YES	NO	"Shall the regional vocational budget for REGIONAL DAY PROGRAMS, as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1990 through June 30, 1991 be approved in the amount of \$1,285,665.?"
<input type="checkbox"/>	<input type="checkbox"/>	
199	139	

ARTICLE IX

YES	NO	"Shall the regional vocational budget for ADULT VOCATIONAL PROGRAMS as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1990 through June 30, 1991 be approved in the amount of \$20,000.?"
<input type="checkbox"/>	<input type="checkbox"/>	
219	121	

A True Copy of Election Results.

Attest:

Mary S. Sabins
Mary S. Sabins
Town Clerk

State of Maine

..... Union, Maine,

..... June 12, 19⁹⁰...

I, Linda McAllister, do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

..... *Linda L. McAllister*
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

..... Union, Maine,

..... June 12, 19⁹⁰...

Subscribed and sworn to Linda McAllister

Before me, *Mary S. Sabino*
Title.

Linda McAllister

223-7

This envelope contains a blank receipt. The Town, City or Plantation Clerk, upon delivering the Ballots at the respective polling places, must obtain the signature of the presiding Election Officer on this receipt which must be properly and correctly filled out and said receipt must be retained by the Clerk as a public record for at least one year.

Form #26

223-8

Linda M.

223-9

PRIMARY ELECTION, JUNE 12, 1990

Town, City and Plantation Clerks shall upon the delivery of the ballots at the respective polling places, obtain receipts from the presiding election officers, which receipts must be retained by the clerks as public records for at least one year.

I hereby certify that I received on the morning of June 12, 1990 from the Municipal Clerk of.....Union, Maine.....1.....Box(es) said to contain.....225.....Democratic Ballots and450.....Republican Ballots for use in Ward.....1.....City of.....Town of Union, Maine.....Plantation.....

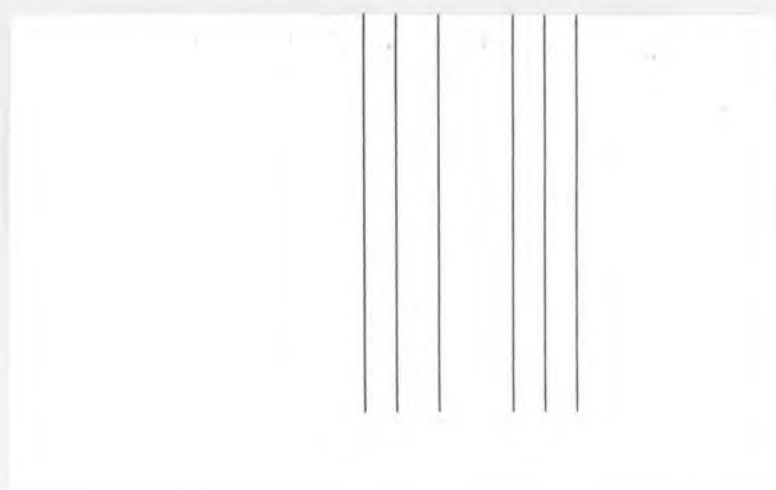
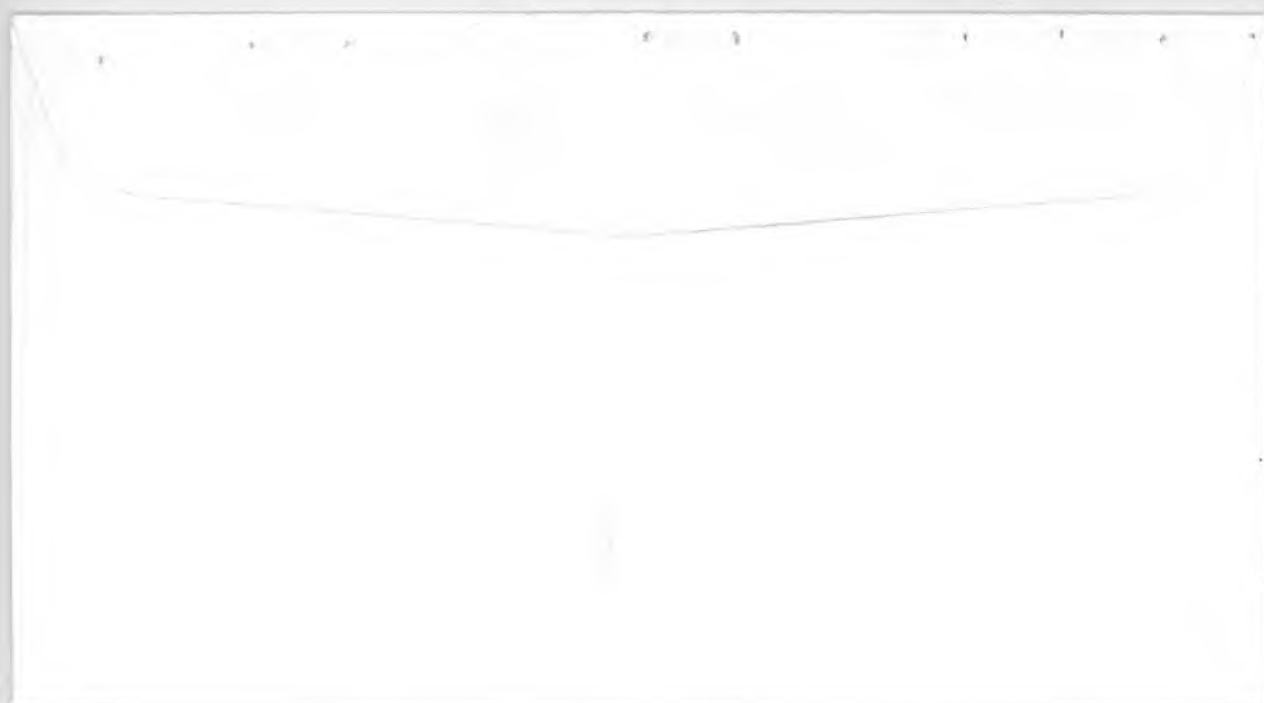
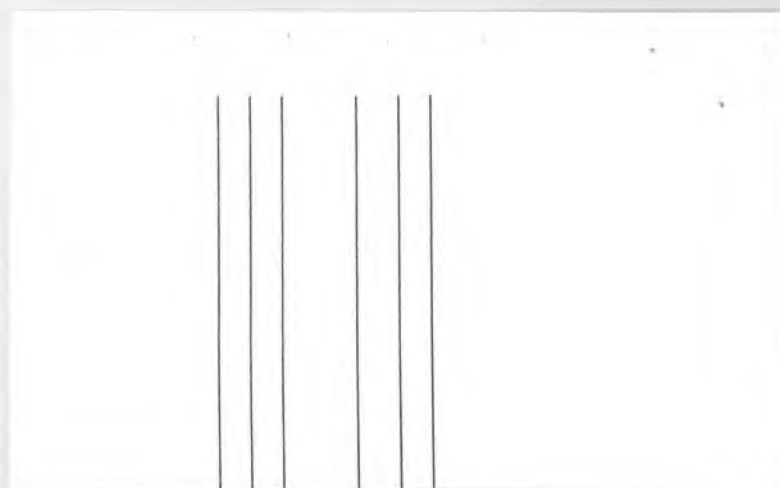
Ward.....1.....

Municipality.....Union, Maine.....

Form #25

Mary J. Sabins
Presiding Election Officer

223-10



Many -

This is the Copy
to be filed w/ you
as Clerk; Original
Signatures - Anthony

**TRI-COUNTY SOLID WASTE MANAGEMENT ORGANIZATION INTERLOCAL
COOPERATIVE AGREEMENT**

WHEREAS the Member Towns have the duty to provide solid waste disposal facilities for domestic, industrial and farm solid wastes generated within their respective territories per Title 38, M.R.S.A., Chapter 13, Section 1305 (1), et. Seq., as amended; and

WHEREAS the Member Towns have determined that it will be a more efficient use of their powers and to their mutual advantage to enter into this agreement; and

WHEREAS the Member Towns are authorized to contract pursuant to the Maine Interlocal Co-operation Act, Title 30, M.R.S.A., Chapter 203, Section 1951, et. seq., as amended NOW

THEREFORE, the Member Towns are desirous of setting forth herein the terms and conditions of their agreement to cooperate in a program for the management of solid waste generated within their boundaries, and hereto agree as follows:

Part 1 - PURPOSE

The purpose of this agreement is to provide for the management of solid wastes generated within the territories of the parties.

Part 2 - DEFINITIONS

2.1 Definitions as used in this agreement:

(a) REGULAR USER shall mean any resident of a Member Town depositing solid wastes at the joint solid waste disposal facility.

(b) IRREGULAR USER shall mean any person not a resident of a Member Town.

(c) SOLID WASTE means useless, unwanted or discarded solid material with insufficient liquid content to be free flowing, including but not limited to rubbish, garbage, refuse-derived fuel, scrap material, junk refuse, inert fill and landscape refuse, but it does not include septic tank sludge or agricultural wastes. The fact that a solid waste or constituent of the waste may have value or other use or may be sold or exchanged does not exclude it from this definition.

(d) JOINT SOLID WASTE DISPOSAL FACILITY means any land area or structure, or combination of land area and structures, used for storing, salvaging, processing, reducing, incinerating, or disposing of solid wastes.

(e) PARTIES shall include each of the duly incorporated Member Towns, by and through their legislative bodies and their respective town officers and officials who represent each such town as members of the Joint Board under Section 3.1, herein below.

(f) NON-COMPLYING USER shall mean any user or non-user depositing solid wastes at any solid waste facility, operated

under this agreement, who does not comply with adopted rules and regulations.

(g) EXTRAORDINARY USER shall mean any user who deposits solid wastes in amounts greater than those of most REGULAR USERS as defined above, especially when such quantities are generated by industrial or marketing processes.

(h) ADDITIONAL PARTIES shall mean all other duly incorporated towns and their respective town officers and officials who are not Member Towns at the time that this Agreement becomes effective.

Part 3 - ADMINISTRATION

3.1 Incorporation The operation and management responsibilities of the facility shall be delegated to a corporation to be formed under the provisions of Title 13, Chapter 81, of the Maine Revised Statutes. Upon effective date of this Agreement, or as soon thereafter as possible, incorporators consisting of a majority of the municipal officers of each participating municipality shall hold an organizational meeting, appoint directors and elect officers, and perform all acts necessary to incorporation. The corporation shall be governed by this Agreement and may not adopt By-laws inconsistent with this Agreement.

3.2 Joint Board The operation and management responsibilities of the facility shall be delegated to Directors designated as the Joint Board, which shall consist of one municipal officer from each Member Town with a population of 1,000 or less, two municipal officers from each Member Town with a population of 1,001 to 2,500 and three municipal officers from each Member Town whose population is greater than 2,500. Initial allocation of seats on the Joint Board shall be delegated to Member Towns in accordance with populations reflected by 1988 Maine Department of Human Services census data. Subsequent allocations shall be made based upon United States Census Bureau data, beginning with 1990 reports. Directors from each Member Town shall be appointed by the Board of Selectmen of that town to serve a term of one year. Each Director may be reappointed to such terms indefinitely. The Board of Selectmen of each Member Town shall appoint one Alternate member to the Joint Board. Alternates shall be municipal officers and be appointed to terms of one year. Alternates may be reappointed to an indefinite number of consecutive terms. An alternate may be appointed by the chairman of the Joint Board as a voting member of that body at anytime a Director from his or her respective Member Town is absent when a vote is taken. Under no other circumstances may an Alternate have voting power.

3.3 Powers The Joint Board shall have all the necessary and incidental powers granted to directors of non-capital stock corporations under Title 13, M.R.S.A., Chapter 81, subject to such limitations as are required by law and this agreement, except that the participating municipalities acting jointly

pursuant to this Agreement, expressly reserve the right, power and authority to overrule or rescind acts and decisions of the Joint Board, or to remove said operation and management responsibilities from the corporation.

3.4 Meetings

- (a) The Joint Board shall have authority to elect its own officers to serve for a period of indefinite one-year terms.
- (b) Joint Board meetings shall be held at least quarterly and may be called by the Chairman or a majority of directors.
- (c) A quorum for any meeting of the Joint Board shall consist of a majority of Directors with each Member Town represented by a Director or an Alternate.
- (d) All Directors of the Joint Board, including the Chairman, shall be voting members. Alternates will be voting members in accordance with provisions of 3.2, above.

Part 4 - FINANCE

4.1 Apportionment Cost of acquisitions, improvements, and operations, and items incidental thereto, shall be paid for by fees collected from irregular users, grants, donations, sale of refuse, disposition of assets and appropriations.

Appropriations shall be allocated between the parties in accordance with the following:

(a) Initial Period Appropriations
Initial operating capital and other costs, including start-up expenses, to be raised by appropriations, will be apportioned between the parties on the basis of the percentage of population within each community. For purposes of this Agreement, the most current Maine Department of Human Services census data will be the basis of cost apportionment in the event that 1990 United States Census Bureau data is not yet available.

(b) Subsequent Appropriations
All subsequent operational costs shall be apportioned between the parties on the basis of percentage of population in accordance with State of Maine Department of Human Services data.

(c) Financing
The manner in which appropriations are financed shall be at the sole discretion of the parties.

4.2 In-Kind Contributions

(a) Subject to prior approval by the Joint Board, credit shall be given to the parties for in-kind contributions to the Corporation. Credit amounts shall be based upon actual costs and shall be limited to administrative overhead, office space, telephone, equipment and supplies, and to costs of obtaining real property acquired and provided by a party for a facility site.

(b) The Corporation agrees to provide an annual in-lieu-of-taxes payment to the Member Town in which the Facility is located equal to the amount of property tax revenue lost as a result of the Corporation's tax-exempt status.

4.3 Financial Procedures

(a) Budget - The Joint Board shall prepare a budget, establish irregular user and extraordinary user fees, determine shares of costs and transmit in writing the same to the parties on or prior to January 1st each year.

(b) Fiscal Year - The fiscal year shall be from January 1 to December 31. The parties shall make quarterly payments to the Corporation, with the first payment due on January 1st each year, or the first day of that month in which the Corporation is established.

(c) Audit - The Board shall engage a qualified public accountant to conduct an annual audit of the Corporation's accounts. The audit shall be conducted on a basis of auditing standards and procedures prescribed by the State Auditor for municipalities.

Part 5 - PROPERTY

5.1 Title The Corporation shall hold title to all real and personal property acquired pursuant to the purposes for which it is formed, subject to the following:

(a) In the event a site for any facility is acquired through exercise of the power of eminent domain by any one of the parties, then the party so taking shall retain title to the property taken and shall lease the property to the Corporation. The term of the lease shall be the term of this Agreement or the useful life of the site as a solid waste disposal facility, whichever shall first occur. The lessor party may elect to receive in-kind contribution and credit for the costs of acquisition. If the lessor party does not so elect, the other parties shall pay amounts which in sum equal the costs of the taking less the lessor party's proportionate share, such payments shared in accordance with the provisions of Section 4.1, herein above, or such other method as the parties shall find agreeable.

(b) All solid waste disposed at the facility shall become the property of the Corporation who will have sole authority over its disposal, recycling or sale.

5.2 Improvements The Corporation shall develop and construct all improvements, keep the same in good repair, and shall insure all properties acquired by or leased to it. The Corporation may, at its own discretion, lease portions of the site to others not defined in Part 2, 2.1 (e) parties or (h) additional parties, both herein above.

5.3 Distribution of Assets Assets of the Corporation remaining at the time of termination of this agreement shall be divided among the parties according to their proportionate payments or contributions to the Corporation during the full term of this agreement, subject to the following:

(a) Upon termination of this agreement, all property, real and personal, acquired by the Corporation shall be offered for sale to the parties at the market value of such property. Property

not purchased by the parties shall be sold at public auction and proceeds of the sale shall be according to the paragraph 5.3, herein above.

Part 6 - PERSONNEL

6.1 Employment Status

(a) The Board may employ such persons as it deems necessary to accomplish the purposes of this agreement. All such employees shall be the employees of the Corporation and shall not be deemed to be employees or subject to procedures, supervision or rules of any Member Town. The Corporation shall be solely liable to all such employees for any liability for compensation or indemnity for injury or sickness arising out of or in the course of their employment.

(b) Staff time may be contributed to the corporation by the parties. Persons performing the work under such contribution arrangements shall be under the supervision of the Board or its designated supervisory personnel, but shall otherwise retain the status of an employee of the contributing party.

6.2 Salaries and Benefits The Board shall have the power to fix compensation and determine any benefits for its employees.

6.3 Rules The Board shall establish rules and regulations to govern its employees in the performance of their duties, to include job descriptions and grievance procedures.

6.4 Hiring and Termination Procedures

(a) The Board shall cause advertisements to be placed in local and/or regional publications for a period not less than 15 days prior to application deadlines for any position created or opened. Applicants shall be considered without regard to race, color, creed, national origin, political affiliation, sex or age, providing that age requirements mandated by insurance standards or other such bonafide guidelines are met. Applicants shall otherwise possess such qualifications as the Board shall establish.

(b) There shall be an initial probationary period of six months. During that period of employment, any employee may be terminated at the discretion of the Board. After the probationary period is completed, the employees shall be considered as having permanent status and shall not be terminated lest for just cause and only after the employee has been provided notice and an opportunity to be heard.

Part 7 - CONTRACT SERVICES

7.1 The Board shall have full authority to obtain services through contractual agreement as it sees fit in the best interest of the Corporation.

Part 8 - REMEDIES

8.1 Breach A party shall be deemed to be in breach of this Agreement if it fails to appropriate or make timely payments of its share of costs, or it fails to perform or comply with

any of the terms, provisions, or conditions of this Agreement. The Board shall give a party written notice of specific acts or omissions which constitute breach. The party so notified shall have a grace period of 30 days to conform. If the party fails to conform within 30 days, or if the party waives the grace period, the Board shall have the power to submit the question of breach to the arbitration process established in Subsection 8.2 herein below.

8.2 Arbitration In the event that the Board or the party under notice of breach elects to submit a question of breach to arbitration, the following provisions shall prevail: (a)

The Board and the party under notice of breach shall each select a representative and the two persons so selected shall choose a third neutral person, and the three persons so selected shall constitute the Arbitration Board. If either party does not select its representative, or if the two representatives fail to agree upon, select and name a third neutral and available person within 10 days from the day the Board or party elects to submit a question of breach to arbitration, either party may request the American Arbitration Association to utilize its procedures for making that selection.

(b) The Arbitration Board's jurisdiction shall be limited to the interpretation or application of the terms of this agreement and/or share of the costs as prescribed in Part 6, 6.1 (a), herein above.

(c) As soon as possible after the selection of the neutral person, the three arbitrators and the American Arbitration Association, if desirous, shall meet with the parties or their representatives, or both, jointly or separately, to make inquiries and investigations, hold hearings, or take such other steps as they may deem appropriate. Hearings shall be informal, and rules of evidence prevailing in judicial proceedings shall not be binding.

(d) The Arbitration Board shall by majority vote make written findings and shall render a written decision which, with the exception of fraud, shall be binding upon the Corporation and the parties. In the event that the Arbitration Board finds the breaching party to have made a withdrawal, the remedy shall be provided in Subsection 8.3, herein below. (This process shall also apply to the American Arbitration Association in the event that organization becomes involved.)

(e) The cost of arbitration proceedings, including the fees of the arbitrators, shall be shared equally by the Corporation and the party under notice of breach.

8.3 Withdrawal

Any party may withdraw from this agreement by the following process:

(a) The withdrawing party shall give written notice of its intent to withdraw to the Corporation prior to July 1st any given year, giving the effective date of withdrawal to be no sooner than June 30th of the following year. The withdrawing party shall make any and all payments due during that period.

(b) In the event that the party is deemed to have withdrawn by breach of payment of its share of cost of arbitration or fails to comply with Subsection 8.3, herein above, it shall pay to the Corporation an amount equal to its share of costs due through December 31 of the following year.

(c) The withdrawing party shall pay to the Corporation the entire amount of its share of any outstanding debts of the Corporation and of any outstanding lease payments due outside leasing or renting parties. Any other contract for land or services to be used under this Agreement by authority of Part 7, herein above, shall require the lessor to have obtained, and keep in full force and effect, all necessary licenses and permits and any other document forms applicable from federal, state, regional and local agencies regarding the operation of such a facility.

8.4 Indemnification in Case of Liability to Third Parties
The parties agree to indemnify each other for any liability which a party or parties may incur over and above any applicable insurance coverage as a result of a suit or settlement against the Corporation arising out of activities performed by it for the benefit of its corporate scope and purposes. Any such indemnification shall be shared in accordance with the provisions of Subsection 4.1, herein above, or such other method as the parties shall agree to unanimously. Such indemnification shall extend beyond dissolution of the Corporation to any liability which may arise as a result of its activities.

Part 9 - ADOPTION, AMENDMENT

9.1 Duration This Agreement shall continue in force until either of the following occurs:

(a) All parties withdraw or mutually agree to dissolve the Corporation.

(b) A term of 25 years from its effective date passes.

9.2 Adoption This Agreement shall not take effect with respect to parties signatory unless the following occurs:

(a) There has been approval by legislative bodies of all parties hereto authorizing each of their respective municipal officers to enter into this Agreement, and a majority of the municipal officers thereof have affixed their signatures herein below; and

(b) It has been processed and approved by all authorities required by Maine Statutes.

(c) It has been filed with the Clerk of each Member Town and with the Secretary of State.

9.3 Review by Regional Planning Commission This Agreement shall be filed for review with the Eastern Mid-Coast Regional Planning Commission.

9.4 Amendment This Agreement may be amended by the parties in the same manner as that provided in Subsection 9.2, herein

above, provided that any parties is admitted to this Agreement by affirmative vote of three-fourths of the Joint Board and that the legislative body of the additional party accepts by appropriate action the terms, amendments, and any further terms and conditions placed upon the additional party by the Joint Board as specified in Subsection 9.2, herein above.

IN WITNESS WHEREOF, the parties, by their duly authorized officers whose signatures appear below, cause this Agreement to be executed on this 15th day of May, 1990.

MEMBER TOWN:

For the Town of Union

WITNESS:

Jo Anne Baldue

TOWN SELECTMEN:

Anthony L. Taylor, Chairman
Scott A. Salinas
David Sumner



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

May 18, 1990

Louise Folsom
First Selectperson
Town of Union
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed herewith is an Application for a Pole
Location Permit for the Town of Union.

Please have the selectmen sign the original copy and
return the same to this office after the Town Clerk has
completed the section designated also. The second copy is
for your records.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml
Encs.
W/O #31-4



Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-4

TO THE _____

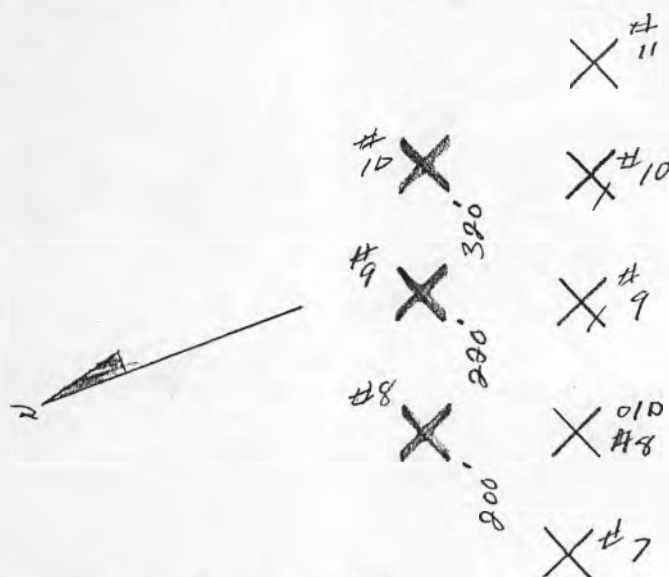
 TOWN _____ } OF Union, MAINE

Central Maine Power Company, and Continental Telephone Company, corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the Union Town of _____, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said Union Town, as follows:

Starting at existing Central Maine Power Company Pole #7 on Skidmore Road and extending in an easterly direction along the said Skidmore Road on a line of three (3) poles, approximately seven hundred sixty (760) feet, as now staked to proposed Central Maine Power Company Pole #10 as shown on sketch submitted with this application marked Project #31-4, dated April 27, 1990.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days after the publication of this notice.



Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY

By Frank Skelton Date 5/20/90

CONTINENTAL TELEPHONE CO.

By Morris Leaker Date 5-31-90

POLE LOCATION PERMIT

PROJECT 31-4
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Continental Telephone Co.
dated by Central Maine Power Company April 27, 1990 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public~~
~~notice required by statute has been given and that no written objection has been filed during said period by residents~~
~~and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine
Power Company and Continental Tel. Co., or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the ~~Union~~ Town of Union
_____, approximately as follows:

Starting at existing Central Maine Power Company Pole #7 on Skidmore
Road and extending in an easterly direction along the said Skidmore
Road on a line of three (3) poles, approximately seven hundred sixty
(760) feet, as now staked to proposed Central Maine Power Company
Pole #10 as shown on sketch submitted with this application marked
Project #31-4, dated April 27, 1990.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Anthony C. Taylor
Scott A. Sabers
David Summer Municipal Officers

Union, Maine
June 27, 1990

Office of the Town Clerk
Received and Recorded in Book 20, Page 225

Attest Mary S. Sabers
Clerk



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

May 18, 1990

Louise Folsom
First Selectperson
Town of Union
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed herewith is an Application for a Pole
Location Permit for the Town of Union.

Please have the selectmen sign the original copy and
return the same to this office after the Town Clerk has
completed the section designated also. The second copy is
for your records.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml
Encs.
W/O #31-4



Town. Copy

4506

APPLICATION FOR POLE LOCATION

PROJECT 31-4

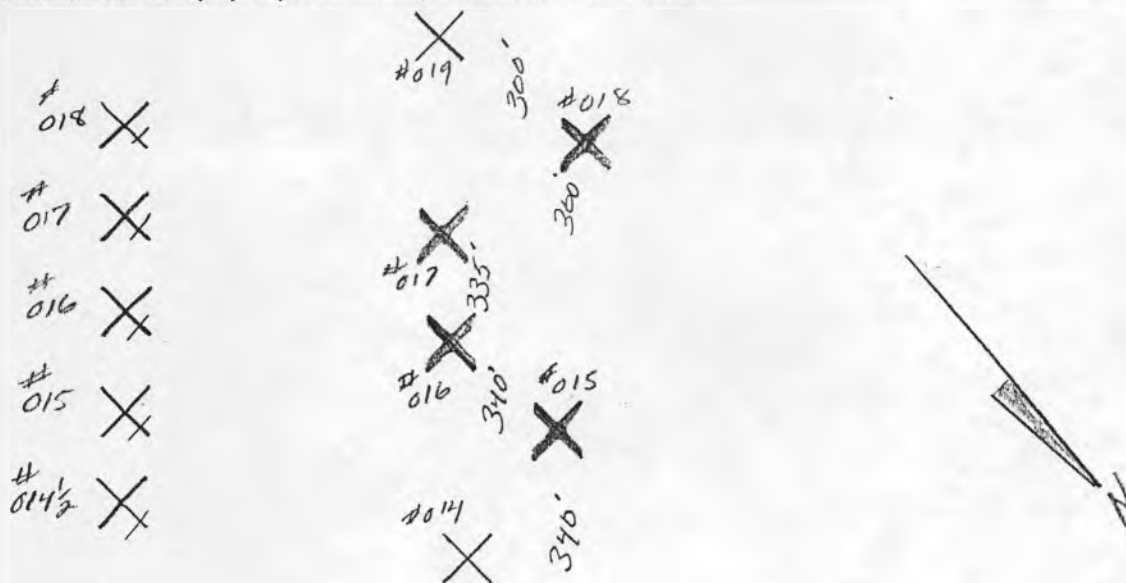
TO THE [REDACTED]
[REDACTED] }
TOWN } OF Union, MAINE
[REDACTED]

Central Maine Power Company, and Continental Telephone Company, corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the [REDACTED] Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said [REDACTED] Town, as follows:

Starting at existing Central Maine Power Company Pole #014 on No. Union Road and extending in a southerly direction along the said No. Union Road on a line of four (4) poles, approximately one thousand three hundred (1,300) feet, as now staked to proposed Central Maine Power Company Pole #019 as shown on sketch submitted with this application marked Project #31-4, dated April 27, 1990.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days after the publication of this notice.



Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY

By Frank Skelton Date 5/20/90

CONTINENTAL TELEPHONE CO.

By Mavis Leathers Date 5-31-90

4507
2-68

POLE LOCATION PERMIT

PROJECT 31-4
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Continental Telephone Co. dated by Central Maine Power Company April 27, 1990 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company and Continental Tel. Co., or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the Union Town of Union, approximately as follows:

Starting at existing Central Maine Power Company Pole #014 on No. Union Road and extending in a southerly direction along the said No. Union Road on a line of four (4) poles, approximately one thousand three hundred (1,300) feet, as now staked to proposed Central Maine Power Company Pole #019 as shown on sketch submitted with this application marked Project #31-4, dated April 27, 1990.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Anthony C. Taylor
Scott A. Sabers
David Lemmer

Municipal Officers

Union, Maine
June 27, 1990

Office of the Town Clerk
Received and Recorded in Book 20, Page 225

Attest Mary S. Sabers
Clerk



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

May 18, 1990

Louise Folsom
First Selectperson
Town of Union
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed herewith is an Application for a Pole
Location Permit for the Town of Union.

Please have the selectmen sign the original copy and
return the same to this office after the Town Clerk has
completed the section designated also. The second copy is
for your records.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml
Encs.
W/O #31-4



TOWN Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-4

TO THE

TOWN

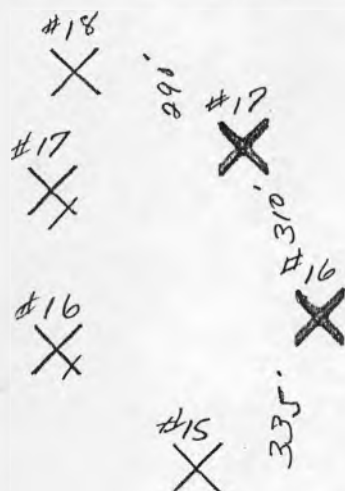
OF Union, MAINE

Central Maine Power Company, and Continental Telephone Company, corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the Union Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said Union Town, as follows:

Starting at existing Central Maine Power Company Pole #15 on Skidmore Road and extending in an easterly direction along the said Skidmore Road on a line of two (2) poles, approximately six hundred forty-five (645) feet, as now staked to proposed Central Maine Power Company Pole #17 as shown on sketch submitted with this application marked Project #31-4, dated April 27, 1990.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Board of Selectmen stating the cause of said objection within fourteen (14) days ~~after the publication of this notice~~.



Public Notice of this Application has been given by publishing the text of the same in Not Published on _____

CENTRAL MAINE POWER COMPANY

By Frank SkeltonDate 5/20/90

CONTINENTAL TELEPHONE CO.

By Morris LarkinDate 5-31-90

POLE LOCATION PERMIT

PROJECT 31-4
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Continental Telephone Co. dated by Central Maine Power Company April 27, 1990 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company and Continental Tel. Co., or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the ~~the~~/Town of Union, approximately as follows:

Starting at existing Central Maine Power Company Pole #15 on Skidmore Road and extending in an easterly direction along the said Skidmore Road on a line of two (2) poles, approximately six hundred forty-five (645) feet, as now staked to proposed Central Maine Power Company Pole #17 as shown on sketch submitted with this application marked Project #31-4, dated April 27, 1990.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Anthony L. Taylor
Scott A. Labine
David Sumner Municipal Officers

Union, Maine
June 27, 1990

Office of the Town Clerk
Received and Recorded in Book 20, Page 225

Attest Mary S. Labine
Clerk

TOWN OF UNION

WARRANT

SPECIAL TOWN MEETING

July 9, 1990

7:00 p.m.

New Municipal Building

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County, qualified by law to vote in Town affairs, to meet at the NEW MUNICIPAL BUILDING, in said Town on MONDAY, the NINTH day of JULY, A.D., 1990, at 7:00 p.m. in the evening, then and there to act on ARTICLES numbered 1 to 22. All of said articles being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

ARTICLE 2. To see if the Town will vote to raise and appropriate the sum of \$18,960 to be paid as the Town's obligation to the Tri-County Solid Waste Management Organization.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 3. To see if the Town will vote to raise and appropriate the sum of \$10,000 for the Union Fire Department's tank truck project and authorize the Selectmen to borrow an additional \$30,000, or any portion thereof, over a two-year period for the same purpose, or act thereon.

BUDGET COMMITTEE DOES NOT RECOMMEND

ARTICLE 4. To see if the Town will vote to authorize the Board of Selectmen to sell the 1979 GMC Cab & Chassis recently purchased by the Fire Department, or act thereon.

ARTICLE 5. To see if the Town will vote to raise and appropriate the sum of \$2,300 to complete the Town's share (25%) in obtaining the State grant for the comprehensive Plan project.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 6. To see if the Town will vote to raise and appropriate the sum of \$2,000 to repair the Bandstand and authorize the Union Historical Society to supervise the work and expenditures associated with said repairs.

BUDGET COMMITTEE DOES NOT RECOMMEND

ARTICLE 7. To see if the Town will vote to authorize the Selectmen to contract with the Kennebec Valley Humane Society for services which meet the Town's animal control obligation and to contract for similar services in the future until such time as authorization is withdrawn by a vote of the Town.

- ARTICLE 8. To see if the Town will raise and appropriate the sum of \$4,500 to create a salaried position for code enforcement at the rate of \$150.00 weekly with the understanding that the town will continue to pay in accordance with present guidelines for services in excess of ten hours weekly and for expenses not included in the weekly salary.

BUDGET COMMITTEE DOES NOT RECOMMEND

- ARTICLE 9. To see if the Town will raise and appropriate the sum of \$1,200.00 to compensate for a shortage which resulted in the Tax Assessors' Agent's account due to an error in his 1989 contract.

(Budget Committee had no opportunity to review.)

- ARTICLE 10 To see if the Town of Union will accept the additional sum of \$3,035.37 in accordance with terms of the will of Geneva L. Wayland, and establish a Trust to be known as The Raymond Thurston and Belle Thurston Kinniston Memorial Fund. Income from this fund to provide a scholarship for a vocational student from the Town of Union.

- ARTICLE 11. To see if the Town will vote to dedicate the Town Office and Fire Station to the memory of William Pullen and to authorize the Selectmen to appoint a Committee to arrange an appropriate ceremony for the public dedication of the building.

- ARTICLE 12. To see if the Town will vote to open the Miller Road to winter maintenance from the Bird farm to the Dalton residence, or act thereon.

- ARTICLE 13. To see what sum, if any, the Town will vote to raise and appropriate to upgrade the Miller Road from the Bird farm to the Dalton residence for winter maintenance and to fund said maintenance, or act thereon.

- ARTICLE 14. To see if the Town will vote to open the Overlock Hill Road to winter maintenance from the North Union Road to Felix Caliendo's residence, or act thereon.

- ARTICLE 15. To see what sum, if any, the Town will vote to raise and appropriate to upgrade the Overlock Hill Road from the North Union Road to the Felix Caliendo residence for winter maintenance and to fund said maintenance, or act thereon.

- ARTICLE 16. To see if the Town will vote to open the Barrett Hill Road to winter maintenance, or act thereon.

- ARTICLE 17. To see what sum, if any, the Town will vote to raise and appropriate to upgrade the Barrett Hill Road for winter maintenance and to fund said maintenance, or act thereon.
- ARTICLE 18. To see if the Town will vote to open the Stone Road to winter maintenance from the Bump Hill Road to Edward Blake's driveway, or act thereon.
- ARTICLE 19. To see what sum, if any, the Town will vote to raise and appropriate to upgrade the Stone Road from the Bump Hill Road to Edward Blake's driveway for winter maintenance and to fund said maintenance, or act thereon.
- ARTICLE 20. To see if the Town will vote to authorize the Selectmen to accept funds generated by court-ordered restitution and ordinance fines and deposit said funds in such accounts as they deem appropriate, or act thereon.
- ARTICLE 21. Shall the Town vote to accept the categories of funds listed below as provided by the Maine State Legislature? (Dollar amounts listed are estimated amounts to be received in 1990.)
- a) Emergency Management Assistance \$250.00
- ARTICLE 22. To see if the Town will vote to raise and appropriate the sum of \$300.00 to purchase a dehumidifier needed to adequately protect town records in the downstairs vault at the Town Office.

GIVEN UNDER OUR HANDS THIS 28th DAY OF JUNE, A.D., 1990.

UNION BOARD OF SELECTMEN:

Anthony C. Taylor
Anthony C. Taylor, Chairman

Scot A. Sabins
Scot A. Sabins

David M. Simmons
David M. Simmons

A TRUE COPY.


ATTEST: Mary S. Sabins
Mary S. Sabins
Town Clerk

RESIDENT'S RETURN

KNOX
MAINE, ss.

By virtue of the within Warrant to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this Warrant at the Selectmen's Office; at Gordon's Market, Union Common; Mic Mac Market, Route #17; and at Camden National Bank, Union Common; on the 29th day of June, A.D., 1990, the same being at least seven days prior to the within named meeting.

ATTEST:


Peter B. Soule, Resident

TOWN OF UNION
SPECIAL TOWN MEETING

MINUTES

JULY 9, 1990

At 7:00 p.m., the Special Town Meeting was called to order by Mary Sabins, Town Clerk. The warrant was read and the voters proceeded to act on the articles as follows:

- ARTICLE 1. Ronald Hawes was nominated and elected by ballot to the position of Moderator to preside at said meeting. He was duly sworn into office by the Town Clerk.
- ARTICLE 2. An article to see if the Town would vote to raise and appropriate the sum of \$18,960 to be paid as the Town's obligation to the Tri-County Solid Waste Management Organization was passed on a motion duly made and seconded with five voters opposing.
- ARTICLE 3. On a motion duly made and seconded, and after lengthy discussion, the Town voted to raise and appropriate \$10,000 for the Union Fire Department's tank truck project and authorized the Selectmen to borrow an additional \$30,000, or any portion thereof, over a two-year period for the same purpose.
- ARTICLE 4. In light of the outcome of Article #3, a motion was made and seconded to pass over this article that would have authorized the Selectmen to sell the 1979 GMC Cab & Chassis recently purchased by the Fire Department.
- ARTICLE 5. On a motion duly made and seconded, and with no discussion, the Town quickly voted to pass this article to raise and appropriate \$2,300 to complete the Town's share (25%) in obtaining the State grant for the Comprehensive Plan Project.
- ARTICLE 6. This article requesting to raise and appropriate the sum of \$2,000 to repair the Bandstand drew lengthy discussion from the voters. It was moved and seconded to raise \$500.00 for the repairs but the motion was quickly defeated with eight voters supporting the motion. A second motion was then made to raise the requested \$2,000.00. This motion carried with eight voters opposing.
- ARTICLE 7. After a short explanation by Animal Control Officer, Paul Wyman, and on a motion duly made and seconded, the Town voted to authorize the Selectmen to contract with the Kennebec Valley Humane Society for services which meet the Town's animal control obligation and to contract for similar services in the future until such time as authorization is withdrawn by a vote of the Town.

- ARTICLE 8. In the absence of a positive motion, the moderator accepted a motion that was seconded to indefinitely postpone this article requesting the sum of \$4,500 to create a salaried position for code enforcement. Unanimous vote.
- ARTICLE 9. After a short explanation by Chairman Taylor, the Town voted to pass this article to raise and appropriate the sum of \$1,200.00 to compensate for a shortage which resulted in the Tax Assessor's Agent's account due to an error in his 1989 contract.
- ARTICLE 10. On a motion duly made and seconded, the Town voted to accept the additional sum of \$3,035.37 in accordance with terms of the will of Geneva L. Wayland, and establish a Trust to be known as The Raymond Thurston and Belle Thurston Kinniston Memorial Fund. The total monies received from the estate is \$45,035.37, of which \$42,000.00 was accepted by Town vote at the 1990 Annual Town Meeting. Income from this fund to provide a scholarship for a vocational student from the Town of Union.
- ARTICLE 11. It was quickly moved and seconded to pass this article as written to dedicate the Town Office and Fire Station to the memory of William Pullen and to authorize the Selectmen to appoint a Committee to arrange an appropriate ceremony for the public dedication of the building. No opposing voters.
- ARTICLE 12. An article to see if the Town would vote to open the Miller Road to winter maintenance from the Bird farm to the Dalton residence. After a motion made by Peter Dalton to pass the article as written, very lengthy discussion ensued. A motion was then made to call for the vote and end discussion. Another motion was made to call for a written ballot, but by a show of hands vote, this motion did not carry. So, by a show of hands vote on the original motion to pass the article as written, the motion did not carry. A motion was then made to indefinitely postpone this article. This motion carried with three voters opposing.
- ARTICLE 13. In light of the results of the vote on article #12, a motion was quickly made and seconded to indefinitely postpone this article to raise money to upgrade the Miller Road. The motion carried.
- ARTICLE 14. On a motion duly made and seconded, the Town voted to pass this article as written to open the Overlock Hill Road to winter maintenance from the North Union Road to Felix Caliendo's residence.
- ARTICLE 15. After lengthy discussion regarding the sum of money to raise to upgrade the Overlock Hill Road from the North Union Road to Felix Caliendo residence for

- ARTICLE 15. (con't) winter maintenance, a motion was made and seconded to raise \$10.00. By a show of hands vote, this motion was defeated. A motion was then made by Austin Jones to raise \$5,000.00, but that motion was also defeated. A third motion was then made to raise \$1,000.00, and was again defeated. Finally, a motion was made to postpone the article indefinitely. The motion carried.
- ARTICLE 16. On a motion made and seconded to pass this article as written to open the Barrett Hill Road to winter maintenance, the Town voted four in favor of the motion, remainder opposing. The next motion made and seconded was to indefinitely postpone this article. The motion carried.
- ARTICLE 17. A motion was quickly made and seconded to pass over this article designed to raise money to upgrade the Barrett Hill Road for winter maintenance.
- ARTICLE 18. Selectman Chairman Taylor explained that the Stone Road is an abandoned road and that the Town has no responsibility to it. A motion was then made and seconded to pass the article as written to open the Stone Road to winter maintenance. A show of hands vote revealed five in favor. The motion did not carry. On a motion made and seconded, the Town voted to indefinitely postpone this article.
- ARTICLE 19. In light of the outcome of article #18, a motion was quickly made and seconded to pass over this article to raise funds to upgrade the Stone Road for winter maintenance.
- ARTICLE 20. By a show of hands vote, the Town voted to accept funds generated by court-ordered restitution and ordinance fines and deposit said funds in such accounts as deemed appropriate by Selectmen.
- ARTICLE 21. On a motion made and seconded, the Town voted to accept the categories of funds listed below as provided by the Maine State Legislature. (Dollar amounts listed are estimated amounts to be received in 1990.)
- a) Emergency Management Assistance \$250.00
- ARTICLE 22. By a show of hands vote, the Town voted to raise and appropriate the sum of \$300.00 to purchase a dehumidifier for the downstairs vault at the Town Office.

On a motion duly made and seconded, it was voted to adjourn at 9:05 p.m.

Attendance equalled approximately 145 resident voters.

A TRUE COPY. ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

(MODERATOR'S OATH)

State of Maine

..... Union, Maine,

..... July 9, 19⁹⁰.....

I, Ronald Hawes, do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

..... *Ronald Hawes*
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

..... Union, Maine,

..... July 9, 19⁹⁰.....

Subscribed and sworn to Ronald Hawes.

Before me, *Mary S. Sabins*
Title.



Ron Hawes

226-9

RON Hawes

226-10

RON HAWES

11-222



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

June 27, 1990

Anthony Taylor
1st Selectman
Town Office
P. O. Box 221
Union, ME 04862

Dear Mr. Taylor:

Enclosed for your Town Records is an Application for a
Pole Location Permit for the Town of Union.

Very truly yours,

Frank T. Skelton
Frank T. Skelton
District Manager

FTS/ml
Enc.
W/O #31-4



Town Copy

4504

APPLICATION FOR POLE LOCATION

PROJECT 31-4

TO THE STATE DEPARTMENT OF TRANSPORTATION

CITY }
TOWN } OF Union, MAINE
COUNTY }

Central Maine Power Company, and Continental Telephone Company, corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the City/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town, as follows:

Starting at existing Central Maine Power Pole #62 on West Appleton Road and extending in a Northerly direction along the said West Appleton Road on a line of two (2) poles. Approximately seven hundred thirty feet (730), as now staked, to proposed Central Maine Power Company Pole #66 as shown on sketch submitted with this application. Marked Project #31-4 Dated 6-9-90

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Department of Transportation stating the cause of said objection within fourteen (14) days after the publication of this notice.

Public Notice of this Application has been given by publishing the text of the same in Courier Gazette on July 6, 1990

CENTRAL MAINE POWER COMPANY

By Frank T. Skelton Date 6-28-90
Continental Telephone Co.

By Stephen O'Byrne Date 7/2/90
Stephen O'Byrne

2272

БИБЛИОТЕКА

WORK AREA

Appleton

Hope

Rockport

Washington

Waldoboro

SCALE

MILES

Not to Scale

.ON

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET 101 Appleton Rd
DATE 6-9-90 BY RF DEAN

Dot Matrix Project

DATE 6-9-90 BY [Signature]

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line at OMP Rockland Tel 5944431. Pole spans shown are approximate.

227-4

COPY

CERTIFICATION OF MUNICIPAL VOTE
TO ACCEPT STATE FUNDS

I, Mary S. Sabins, the duly authorized Clerk for the
(Please Print or Type)
municipality of Union, Maine, hereby certify that the
(Please Print or Type)
legislative body of the municipality voted on March 12 19 90
to accept the following categories of State funds during the fiscal year
beginning January 1 19 90.

Check all categories included in above vote:

- ☒ 1. Municipal Revenue Sharing
- ☒ 2. Local Road Assistance
- ☒ 3. State Aid to Education (including Federal pass-through funds and property tax relief)
- ☒ 4. Public Library State Aid per Capita
- ☐ 5. Civil Emergency Funds (Emergency Management Assistance)
- ☒ 6. Snowmobile Registration Money
- ☒ 7. Tree Growth Reimbursement
- ☒ 8. General Assistance Reimbursement
- ☒ 9. Veterans Exemption Reimbursement
- ☒ 10. State Grants or Other Funds (This category includes all funds received from the State that are not included in items 1 through 9 above)

Dated: June 6 19 90

Signed: Mary S. Sabins
Municipal Clerk

PLEASE SEND BY JUNE 30, 1990 TO:
(If an action is taken after
June 30, send certification
as soon as possible.)

COMMISSIONER
DEPARTMENT OF FINANCE
STATE HOUSE STATION 78
AUGUSTA, MAINE 04333

CERTIFICATION OF MUNICIPAL VOTE
TO ACCEPT STATE FUNDS

I, Mary S. Sabins, the duly authorized Clerk for the
(Please Print or Type)
municipality of Union, Maine, hereby certify that the
(Please Print or Type)
legislative body of the municipality voted on July 9 19 90
to accept the following categories of State funds during the fiscal year
beginning January 1 19 90.

Check all categories included in above vote:

- ☐ 1. Municipal Revenue Sharing
- ☐ 2. Local Road Assistance
- ☐ 3. State Aid to Education (including Federal pass-through funds and property tax relief)
- ☐ 4. Public Library State Aid per Capita
- ☒ 5. Civil Emergency Funds (Emergency Management Assistance)
- ☐ 6. Snowmobile Registration Money
- ☐ 7. Tree Growth Reimbursement
- ☐ 8. General Assistance Reimbursement
- ☐ 9. Veterans Exemption Reimbursement
- ☐ 10. State Grants or Other Funds (This category includes all funds received from the State that are not included in items 1 through 9 above)

Dated: Sept. 7 1990

Signed: Mary S. Sabins
Municipal Clerk

PLEASE SEND BY JUNE 30, 1990 TO:
(If an action is taken after
June 30, send certification
as soon as possible.)

COMMISSIONER
DEPARTMENT OF FINANCE
STATE HOUSE STATION 78
AUGUSTA, MAINE 04333



John R. McKernan, Jr.
Governor

H. Sawin Millett, Jr.
Commissioner

DEPARTMENT OF FINANCE

Telephone (207) 289-3446

June 4, 1990

Dear Municipal Clerk:

As you may know, recent legislation requires that, effective July 1, 1990, each municipality must - through its legislative body - vote affirmatively to accept State funds before such funds can be paid to the municipality (30-A, MRSA, Section 5682). **It is critically important that we receive acceptable evidence that your municipality has complied with this requirement or the State will have no alternative but to withhold the payment of such funds that have not been locally accepted.**

With this in mind a committee of State officials, representatives of the Attorney General's Office and Maine Municipal Association have been meeting to develop simple, but acceptable, procedures to verify compliance with this new law. **Enclosed you will find a copy of a legal memorandum from the Department of Attorney General that provides an interpretation of the law. Also enclosed is a Certification Form** that we have determined to be acceptable in meeting the requirements of proof of acceptance as contained in the law and interpreted in the Attorney General's memorandum. To make sure that we do not have to withhold any State funds from your municipality, copies of this letter and enclosures are being sent to the Chairs of Boards of Selectmen, Town and City Councils, Plantation Boards of Assessors, Municipal Treasurers, as well as to Superintendents of Schools. We only need to receive one form from each municipality and are therefore directing this letter to you and have designed the enclosed form to be completed and signed by you as the Municipal Clerk. I am asking that you **complete, sign, and send the enclosed form to me on or before June 30, 1990.** If you must hold a special meeting after June 30 to take this required vote, forward your certification form to me immediately after that meeting.

If you have any questions regarding this law or the enclosed materials, you may want to call Maine Municipal Association (Department of State and Federal Relations) at 1-800-452-8786 for advice and assistance. Thank you in advance for your anticipated cooperation in complying with this important request.

Sincerely,

H. Sawin Millett, Jr.
H. Sawin Millett, Jr.
Commissioner

pc: Chairs, Boards of Selectment, Town
and City Councils
Chairs, Plantation Boards of Assessors
Municipal Treasurers
Superintendents of Schools

State House Station 78, Augusta, Maine 04333 — Offices Located on 3rd Floor, State Office Building



228-3

Department of Attorney General

MEMORANDUM

To: H. Sawin Millett, Jr., Commissioner, Finance
From: Crombie J.D. Garrett, ²¹⁸Deputy Attorney General
Date: May 29, 1990
Subject: Municipal Acceptance of State Funds

As you are aware, 30-A M.R.S.A. § 5682, effective July 1, 1990, imposes strict requirements on municipalities which receive state funding. This statute requires an affirmative vote by the appropriate municipal legislative body to accept each category of state funds in order for the municipality to be eligible to receive such funds. State agencies disbursing funds to municipalities on or after July 1, 1990, must have proof of municipal acceptance of each category of state funds prior to payment of those funds to the municipality. A copy of the appropriate warrant article(s) certified by a municipal clerk would constitute adequate proof of acceptance.



Central Maine Power

(207) 594-4431

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

June 4, 1990

Louise D. Folsom
First Selectperson
Town Office
P. O. Box 221
Union, ME. 04862

Dear Ms. Folsom:

Enclosed for your Town Records is an Application for a
Pole Location Permit for the Town of Union.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml
Enc.
W/O #31-1





Town Copy

APPLICATION FOR POLE LOCATION

PROJECT 31-1

TO THE STATE DEPARTMENT OF TRANSPORTATION

CITY
TOWN } OF Union, MAINE
COUNTY }

Central Maine Power Company, and Continental Telephone Company, corporations duly authorized to transmit and distribute electricity and to transmit intelligence in the City/Town of Union, Maine, hereby applies for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town, as follows:

Starting at existing Central Maine Power Company Pole #503 on Union Village ByPass and extending in a southerly direction across the said Union Village ByPass on a line of one (1) pole, approximately ninety (90) feet, as now staked to proposed Central Maine Power Company Pole #503.1 as shown on sketch submitted with this application marked Project #31-1, dated April 30, 1990.

Facilities are to consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway, all in a manner to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the Department of Transportation stating the cause of said objection within fourteen (14) days after the publication of this notice.

(see attached map)

Public Notice of this Application has been given by publishing the text of the same in Courier-Gazette on June 12, 1990

CENTRAL MAINE POWER COMPANY
By Frank Skelton Date June 4, 1990
CONTINENTAL TELEPHONE CO.
By Monis Leathers Date 6-6-90

PROJECT 31-1
SHEET 1 OF 1

TOWN Union
STREET Union Village By Pass
DATE 4-31-98 BY IDEM

[illegible]

9-82

Washington

Appleton

SCALE
Waldoboro

1 2 MILES



WORK AREA

Hope

Rockport

Bk.

SA 4

F.A.P. 30

SA 3

SA 2

F.A.S.

U.S.H. 30

SHEPARD'S HILL

HILL COGGANS

CLARRY HILL

BARRETT HILL

South Union

Crawford Pd.

Seven

Round Pond

Mud Pd.

Not to Scale

This envelope contains a blank receipt. The Town, City or Plantation Clerk, upon delivering the Ballots at the respective polling places, must obtain the signature of the presiding Election Officer on this receipt which must be properly and correctly filled out and said receipt must be retained by the Clerk as a public record for at least one year.

GENERAL ELECTION, NOVEMBER 6, 1990

Town, City and Plantation Clerks shall upon the delivery of the ballots at the respective polling places, obtain receipts from the presiding election officers, which receipts must be retained by the clerks as public records for at least one year.

I hereby certify that I received on the morning of November 6, 1990 from the Municipal Clerk of.....Union, Maine.....Box(es) said to contain.....1275.....Candidate Ballots and.....1275.....Referendum Ballots for use in

Ward.....1.....

Municipality.....Union, Maine.....

Mary S. Sabino
Presiding Election Officer

Form #25

**MAINE CITIZEN'S GUIDE TO
UPCOMING INITIATIVE,
BOND ISSUES, AND
PROPOSED CONSTITUTIONAL
AMENDMENT**

In Accordance with Acts and Resolutions
Passed by the 114th Legislature at
Second Regular Session



To be voted upon at the General Election,
Tuesday, November 6, 1990.

G. William Diamond
Secretary of State

Appropriation 010 29A 2213 012



State of Maine
Office of
Secretary of State
Augusta, Maine 04333

Dear Citizen,

Ninety years ago "referendum" was the term used by reform movements throughout the world to denote the idea of putting issues directly to the people. Today, referenda and ballot questions allow you, the voter, to directly participate in governmental decision-making.

Because an active and well informed citizenry is vital to any representative form of government, an important part of my job, as Maine's chief elections officer, is to provide Maine citizens with information regarding this fall's initiative and ballot questions.

Toward this end, my office, the State Treasurer and Attorney General have worked together to provide you with this brochure explaining the upcoming bond issues, proposed constitutional amendment and initiative. It is our hope that this information will enable you to become better aware of these issues prior to confronting them on November 6, 1990.

This brochure includes the legislative documents pertaining to each proposal, as well as a summary of their intent and content, an explanation of the significance of a vote for or against the measure and the costs involved. I hope that this material will be helpful, and that you will choose to vote in this and every election.

Sincerely,

A handwritten signature in cursive script that reads "Bill Diamond".

G. WILLIAM DIAMOND
Secretary of State

LISTING OF INITIATIVE, BOND ISSUES AND CONSTITUTION AMENDMENT to be Voted on November 6, 1990

Initiative Question

1. Do you favor the change in Maine Law that would allow all stores a choice to open on Sunday and certain holidays, provided stores in excess of 5000 square feet of selling space do not require their employees to work on such days proposed by citizen petition?

Bond Issues

2. "Do you favor a \$4,500,000 bond issue for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests for the establishment, preservation and operation of rail service in Maine?"
3. "Do you favor a \$5,000,000 bond issue for the correction of major maintenance problems of an emergency nature in public schools?"
4. "Do you favor a \$3,000,000 bond issue for the investigation, abatement, clean up and mitigation of uncontrolled hazardous substance sites that pose a hazard to public health, the environment and ground water quality?"
5. "Shall a bond issue for the purchase of public lands to provide access for Maine's people and for construction to replace Churchill Dam in the amount of \$19,000,000 be approved?"
6. "Shall a bond issue be authorized in the amount of \$20,250,000 to build, purchase, plan and renovate correctional facilities and to study future operation needs?"
7. "Do you favor a \$9,000,000 bond issue for construction of water pollution control facilities?"
8. "Do you favor a \$5,000,000 bond issue for the restoration and preservation of historic buildings open to the public and needed improvements at state parks and historic sites needed to protect the public health and safety and to provide access for persons with disabilities?"

Constitutional Amendment

9. "Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure payment of mortgage loans for the purpose of encouraging the acquisition, construction, repair or remodeling of housing for Maine citizens?"

STATE OF MAINE

SPECIMEN BALLOT

Referendum Election, November 6, 1990

The issuing of bonds by the State of Maine is the way in which the State borrows money for purposes designated in the legislation authorizing the issue. The following is a summary of the bonded indebtedness of the State of Maine as of June 30, 1990.

Bonds Outstanding and Unpaid to Mature Through 2008	\$306,275,000
Interest to be Repaid on Bonds Issues	<u>93,504,282</u>
Total to be Repaid on Bonds Issued	<u>\$399,779,282</u>
Additional Bonds Authorized But Not Yet Issued	\$222,830,600
Limit of Contingent Bonds Liability Authorized by Constitution and Laws But Unissued	<u>100,727,037</u>
Total Bonds Authorized But Unissued	<u>\$323,557,637</u>
Total Additional Bonds to be Authorized if Ratified by Voters	\$65,750,000
Potential New Estimate of Interest	\$24,778,625

When money is borrowed by issuing bonds, the State must repay not only the principal amount of the bonds but interest on the amount as well. The amount of interest to be paid will vary depending upon the rate of interest and the years of maturity at the time of issuance; an estimate of the total interest that may reasonably be expected to be paid on the issues submitted herewith for ratification is \$24,778,625 if the bonds are issued for the full statutory debt retirement period. The total principal and interest to be repaid over the life of the bonds on the issues submitted herewith if ratified is thus estimated to be \$90,528,625. The amount that must be paid in the present fiscal year (July 1, 1990 to June 30, 1991) for debt already outstanding is \$46,055,000 in principal and \$18,786,430 in interest, a total of \$64,841,430.

Samuel Shapiro
Treasurer of State

State of Maine

TO THE 114TH LEGISLATURE OF THE STATE OF MAINE:

In accordance with Section 18 of Article IV, Part third of the Constitution of the State of Maine, the undersigned elector of the State of Maine, qualified to vote for Governor, residing in Maine, whose name has been certified, hereby respectfully proposes to the legislature for its consideration the following entitled bill: An Act to Amend the Sunday Sales Law.

Be it enacted by the People of the State of Maine as follows:

17 MRSA §3204, 2nd ¶, as amended by PL 1985, c. 509, is further amended to read:

This section shall not apply to: The operation or maintenance of common, contract and private carriers; taxicabs; airplanes; newspapers; radio and television stations; hotels, motels, rooming houses, tourist and trailer camps; restaurants; garages and motor vehicle service stations; retail monument dealers; automatic laundries; machines that vend anything of value, including, but not limited to, a product, money or service; a satellite facility approved by the Superintendent of Banking under Title 9-B; or comparable facility approved by the appropriate federal authority; pharmacies; greenhouses; seasonal stands engaged in sale of farm produce, dairy products, sea food or Christmas trees; public utilities; industries normally kept in continuous operations, including, but not limited to, pulp and paper plants and textile plants; processing plants handling agricultural produce or products of the sea; ship chandleries; marinas; establishments primarily selling boats, boating equipment, sporting equipment, souvenirs and novelties; motion picture theatres; public dancing; sports and athletic events; bowling alleys; displaying or exploding fireworks, under Title 8, chapter 9; musical concerts; religious, educational, scientific or philosophical lectures; scenic, historic, recreational and amusement facilities; real estate brokers and real estate salesmen; mobile home brokers and mobile home salesmen; provided that this section shall not exempt the businesses or facilities specified in sections 3205 and 3207 from closing in any municipality until the requirements of those sections have been met; stores wherein no more than 5 persons, including the proprietor, are employed in the usual and regular conduct of business; stores which have no more than 5,000 square feet of interior customer selling space, excluding back room storage, office and processing space; **and stores with more than 5,000 square feet of interior customer selling space which engage in retail sales and which do not require, as a condition of employment, that their employees work on Sundays. In no event, however, shall any store having more than 5,000 square feet of interior customer selling space be open on Easter Day, Thanksgiving Day and Christmas Day.**

Do you favor the change in Maine Law that would allow all stores a choice to open on Sunday and certain holidays, provided stores in excess of 5000 square feet of selling space do not require their employees to work on such days proposed by citizen petition?

STATE OF MAINE

PROCLAMATION

WHEREAS, written petitions bearing the signatures of 45,498 electors of this State, which number is in excess of ten percent of the total vote cast in the last gubernatorial election preceding the filing of such petitions, as required by Article IV, Part Third, Section 18 of the Constitution of Maine, were addressed to the Legislature of the State of Maine and were filed in the office of the Secretary of State within twenty-five days after the convening of the One Hundred and Fourteenth Legislature in Second Regular Session, requesting that the Legislature consider an act entitled "An Act to Amend the Sunday Sales Law;" and

WHEREAS, the initiated act, known as Legislative Document 2371, was referred to the Joint Standing Committee on Business Legislation, which held a public hearing on March 7, 1990; and

WHEREAS, on March 9, 1990 the Maine House of Representatives accepted the Unanimous Ought Not to Pass Report and on March 12, 1990, the Maine Senate accepted the Unanimous Ought Not to Pass Report and thus the legislation failed enactment; and

WHEREAS, under the provisions of Article IV, Part Third, Section 18 of the Constitution of Maine, if such an initiated bill proposed to the Legislature is not enacted without change, the measure must be, by proclamation, referred to the people of Maine so that the initiated bill shall go to a referendum vote, such measure being referred together with any amended form, substitute, or recommendation of the Legislature, and in such manner that the people can choose between the competing measures or reject both; and

WHEREAS, under the provisions of Article IV, Part Third, Section 18, an election must be held in November of the year in which the petition is filed, by proclamation;

NOW, THEREFORE, I, JOHN R. McKERNAN, Jr., Governor of the State of Maine, acting under the provisions of Article IV, Part Third, Section 18 of the Constitution of Maine, do hereby proclaim that an election shall be called for Tuesday, November 6, 1990 so that "An Act to Amend the Sunday Sales Law" be submitted to the people of this State for a referendum vote.



In testimony whereof, I have caused the Great Seal of the State to be hereunto affixed GIVEN under my hand at Augusta this seventh day of September in the year of our Lord One Thousand Nine Hundred and Ninety.

JOHN R. McKERNAN, JR.
Governor

G. WILLIAM DIAMOND
Secretary of State

Corrected Proclamation

Do you favor the change in Maine Law that would allow all stores a choice to open on Sunday and certain holidays, provided stores in excess of 5000 square feet of selling space do not require their employees to work on such days proposed by citizen petition?

INTENT AND CONTENT

Under current law, the operation of a place of business in Maine on Sundays (except the Sundays between Thanksgiving and Christmas) and certain national holidays is prohibited if the business has more than 5,000 square feet of interior customer selling space or employs more than 5 persons. The law also exempts businesses which fit into one of 31 specified categories, such as restaurants, motor vehicle service stations, pharmacies and sporting goods stores.

This initiated legislation would remove the prohibition (except for Easter Sunday, Thanksgiving Day and Christmas Day) for retail stores of more than 5,000 square feet and 5 employees, so long as those stores do not require, as a condition of employment, that their employees work on Sundays.

A "YES" vote approved the initiated legislation.

A "NO" vote disapproves the initiated legislation.

STATE OF MAINE

CHAPTER 135

PRIVATE & SPECIAL LAWS OF 1989

An Act to Authorize a General Fund Bond Issue in the Amount of \$4,500,000 for Acquisition of Certain Rail Lines, Rail Trackage Rights or Easements or Ancillary Rights and Interests for the Establishment, Preservation and Operation of a Rail System to Service Maine

Preamble. Two thirds of both Houses of the Legislature deeming it necessary in accordance with the Constitution of Maine, Article IX, Section 14, to authorize the issuance of bonds on behalf of the State of Maine to provide funds for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests.

Be it enacted by the People of the State of Maine as follows:

Sec. 1. Authorization of bonds to provide for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests for the establishment, preservation and operation of a rail system to service Maine. The Treasurer of State is authorized, under the direction of the Governor, to issue from time to time registered bonds in the name and behalf of the State to an amount not exceeding \$4,500,000 for the purpose of raising funds to provide for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests as authorized by section 6. The bonds shall be deemed a pledge of the full faith and credit of the State. The bonds shall not run for a longer period than 5 years from the date of the original issue of the bonds. Any issuance of bonds may contain a call feature at the discretion of the Treasurer of State with the approval of the Governor.

Sec. 2. Records of bonds issued to be kept by the State Auditor and Treasurer of State. The State Auditor shall keep an account of the bonds, showing the number and amount of each, the date when

payable and the date of delivery of the bonds to the Treasurer of State who shall keep an account of each bond showing the number of the bond, the name of the successful bidder to whom sold, the amount received for the same, the date of sale and the date when payable.

Sec. 3. Sale; how negotiated; proceeds appropriated. The Treasurer of State may negotiate the sale of the bonds by direction of the Governor, but no bond may be loaned, pledged or hypothecated on behalf of the State. The proceeds of the sale of the bonds, which shall be held by the Treasurer of State and paid by the Treasurer of State upon warrants drawn by the State Controller, are appropriated to be used solely for the purposes set forth in this Act. Any unencumbered balances remaining at the completion of the projects in section 6 shall lapse to the debt service account established for the retirement of these bonds.

Sec. 4. Interest and debt retirement. Interest due or accruing upon any bonds issued under this Act and all sums coming due for payment of bonds at maturity shall be paid by the Treasurer of State.

Sec. 5. Disbursement of bond proceeds. The proceeds of the bonds set out in section 6 shall be expended under the direction and supervision of the Commissioner of Transportation.

Sec. 6. Allocations from General Fund bond issue. The proceeds of the sale of bonds shall be expended as follows.

\$4,500,000

For the acquisition of rail lines, rail trackage rights or easements or ancillary rights and interests, including, without limitation, the following.

1. Augusta — Brunswick Lower Road:

Also certain parcels of land and main line (right-of-way), together with, to the extent assignable, all of the seller's right, title and interest in and to all leases, licenses, franchises, easements, joint facilities agreements and other agreements of whatsoever nature which relate to said land and main line (right-of-way), situated in the State of Maine and bounded and described as follows:

The main line of Railroad (right-of-way) running from MP 28.0 in the Town of Brunswick, Maine to MP 63.00 in the City of Augusta, Maine as shown on plans entitled "Right-of-Way and Track Map, Maine Central RR Company, operated by the Maine Central Railroad Company," and dated June 30, 1916, on file in the office of the Chief Engineer of the Maine Central Railroad Company, Iron Horse Park, North Billerica, Massachusetts 01862, Valuation Section 1, sheets 23 to 57 inclusive. Said line of railroad being more particularly described as all railroad rights-of-way situated in the Towns and Cities of Brunswick, Topsham, Bowdoinham, Richmond, Gardiner, Farmingdale, Hallowell and Augusta, Counties of Cumberland, Sagadahoc and Kennebec, State of Maine, together with all structures, fixtures, bridges, trackage and all other appurtenances whatsoever situated upon said railroad main line rights-of-way which are used in connection with or are appurtenant to said railroad main line rights-of-way.

2. Cobbosseecontee Branch:

Also certain parcels of land and branch line (right-of-way), together with, to the extent assignable, all of the seller's right, title and

interest in and to all leases, licenses, franchises, easements, joint facilities agreements and other agreements of whatsoever nature which relate to said land and branch line (right-of-way), situated in the State of Maine and bounded and described as follows:

The branch line of Railroad (right-of-way) running from Valuation Station 0+00 (2626+94 on the Lower Road) to Valuation Station 60+86.1 in the City of Gardiner, as shown on plans entitled "Right-of-Way and Track Map, Maine Central RR, operated by Maine Central Railroad Company" dated June 30, 1916, on file at the office of the Chief Engineer of the Maine Central Railroad Company, Iron Horse Park, North Billerica, Massachusetts 01862, Valuation Section 1A, sheets 1 and 2. Said line of railroad being more particularly described as all railroad rights-of-way situated in the Town of Gardiner, County of Kennebec, State of Maine together with all structures, fixtures, trackage and all other appurtenances whatsoever situated upon said railroad branch line rights-of-way which are used in connection with or are appurtenant to said railroad branch line rights-of-way.

Also, trackage or haulage rights or easements over certain rail lines situated within the State for overhead freight or nonrevenue operations in order to facilitate rail freight service in the State.

Also, trackage rights or easements over any rail line situated within or outside of the State for the movement of passengers, including, without limitation, rights to locations for stations in the State for boarding and discharging passengers.

The Commissioner of Transportation shall endeavor to acquire such rail lines, rail trackage rights or easements or ancillary rights and interests as the commissioner finds to be necessary or proper for the establishment, preservation and operation of rail services for the State, including those set forth above, to the extent the commissioner determines appropriate.

3. Rockland — Augusta Connector Line:

Certain parcels of land and branch line (right-of-way), together with, to the extent assignable, all of the seller's right, title and interest in and to all leases, licenses, franchises, easements, joint facilities agreements and other agreements of whatsoever nature which relate to said land and branch line (right-of-way), situated in the State of Maine and bounded and described as follows:

The branch line of Railroad (right-of-way) running from MP 29.40 in the Town of Brunswick, Maine, to MP 33.79 in the Town of Brunswick, Maine, as shown on plans entitled "Right of Way and Track Map, Maine Central RR, operated by the Maine Central Railroad Company" and dated June 30, 1916, on file in the office of the Chief Engineer of the Maine Central Railroad Company, Iron Horse Park, North Billerica, Massachusetts 01862, Valuation Section 1, sheets 22 and 23 and Valuation Section 6, sheets 1 to 5, inclusive. Said line of railroad being more particularly described as all railroad rights-of-way situated in the Town of Brunswick, Cumberland County, State of Maine, together with all structures, fixtures, bridges, trackage and all other appurtenances whatsoever situated upon said railroad branch line rights-of-way which are used in connection with or are appurtenant to said railroad branch line rights-of-way.

Sec. 7. State acquisition, lease or rehabilitation of rail lines, rail trackage rights or easements or ancillary rights and interests. The Commissioner of Transportation may enter into agreements

for the acquisition of any rail line, rail trackage or haulage rights or easements or ancillary rights and interests. The commissioner shall not enter into any acquisition agreement under the terms of which the State assumes any labor protection costs and any labor protection costs imposed by the Interstate Commerce Commission as a part of the authority to abandon any rail line shall not be borne by the State.

In order to carry out the purposes of this bond issue, the Department of Transportation is authorized to exercise the power of eminent domain. In the event that the department decides to acquire rail line, rail trackage rights or easements or ancillary rights and interests by condemnation, the department shall have the property appraised and offer to the owner as just compensation the constitutional minimum value. Except as otherwise required by law, the compensation shall not include the cost of providing a protective arrangement concerning the interest of the railroad's employees. The department shall file in the registry of deeds for the county or counties, or registry district or districts, where the property is located a notice of condemnation which contains a description of the property and the interest taken and the name or names of the owner or owners of record as far as they can be reasonably determined. The department may join in the same notice one or more separate properties whether in the same or different ownership. A check in the amount of the offer and a copy of the notice of condemnation shall be served on the owner or owners of record. If there is multiple ownership, the check may be served on any one of the owners of each separate property. The notice of condemnation shall be published once in a newspaper of general circulation in the county where the property is located and that publication constitutes service on any unknown owner or owners or other persons who may have or claim an interest in the property.

In the event that the owner or owners of record are aggrieved by the department's offer, they may appeal to the Kennebec County Superior Court within 30 days after the date of service or publication of the order or notice of condemnation. The appeal shall be taken by filing a complaint setting forth the facts upon which the case shall be tried according to the Maine Rules of Civil Procedure. The Superior Court shall determine compensation by a jury verdict, or, if all parties agree, by the court without a jury or by a referee or referees and shall render judgment for any compensation, with interest when it is due. Each party shall bear its own costs of the proceeding.

Sec. 8. Contingent upon ratification of bond issue. Sections 1 to 7 shall not become effective unless and until the people of the State have ratified the issuance of bonds as set forth in this Act.

Sec. 9. Appropriation balances at year end. At the end of each fiscal year, all unencumbered appropriation balances representing state money shall carry forward from year to year. Bond proceeds which have not been expended within 10 years after the date of the sale of the bonds shall lapse to General Fund debt service.

Sec. 10. Bonds authorized but not issued. Any bonds authorized but not issued, or for which bond anticipation notes have not been issued within 5 years of ratification of this Act, shall be deauthorized and may not be issued, provided that the Legislature may, within 2 years after the expiration of that 5-year period, extend the period for issuing any remaining unissued bonds or bond anticipation notes for an additional amount of time not to exceed 5 years.

Sec. 11. Referendum for ratification; submission at general election; form of question; effective date. This Act shall be submitted to the legal voters of the State of Maine at the next general election in

the month of November following passage of this Act. The city aldermen, town selectmen and plantation assessors of this State shall notify the inhabitants of their respective cities, towns and plantations to meet, in the manner prescribed by law for holding a general election, to vote on the acceptance or rejection of this Act by voting on the following question:

“Do you favor a \$4,500,000 bond issue for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests for the establishment, preservation and operation of rail service in Maine?”

The legal voters of each city, town and plantation shall vote by ballot on this question and shall designate their choice by a cross or check mark placed within a corresponding square below the word “Yes” or “No.” The ballots shall be received, sorted, counted and declared in open ward, town and plantation meetings and returns made to the Secretary of State in the same manner as votes for members of the Legislature. The Governor shall review the returns and, if it appears that a majority of the legal voters are in favor of the Act, the Governor shall proclaim that fact without delay, and the Act shall become effective 30 days after the date of the proclamation.

The Secretary of State shall prepare and furnish to each city, town and plantation all ballots, returns and copies of this Act necessary to carry out the purpose of this referendum.

Approved April 20, 1990

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$4,500,000 to raise funds for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State.

Proceeds from the sale of bonds would be used to acquire rail lines including, but not limited to, the existing rail line from Augusta to Brunswick, the existing Cobbosseecontee Branch of that line in Gardiner, and the existing Rockland-Augusta connector line of that line in Brunswick. The proceeds would be expended under the direction of the State Commissioner of Transportation, who is directed not to assume any labor protection costs in exercising his authority under the Act.

If approved, the bond authorization would take effect 30 days after the Governor’s proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$4,500,000 bond issue for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests.

A "NO" vote disapproves the bond issue.

Total Estimated Debt Service of \$5,364,000 of which Principal is \$4,500,000, Estimated Interest at 6.40% over 5 years is \$864,000.

STATE OF MAINE

CHAPTER 131

PRIVATE & SPECIAL LAWS OF 1989

An Act to Authorize a Bond Issue in the Amount of \$5,000,000 to Deal with Major Maintenance Problems in Public School Facilities.

Preamble. Two thirds of both Houses of the Legislature deeming it necessary in accordance with the Constitution of Maine, Article IX, Section 14, to authorize the issuance of bonds on behalf of the State of Maine to provide funds to correct major maintenance problems of an emergency nature in public school facilities.

Be it enacted by the People of the State of Maine as follows:

Sec. 1. Authorization of bonds to provide funds to correct major maintenance problems of an emergency nature in public school facilities. The Treasurer of State is authorized, under the direction of the Governor, to issue from time to time registered bonds in the name and behalf of the State to an amount not exceeding \$5,000,000 for the purpose of raising funds to correct major maintenance problems of an emergency nature to include underground oil tank removal, reconstruction due to emergency hazardous material removal and roof replacement in public schools. For the purposes of this Act, the term "public school" includes private schools approved for tuition purposes that have school enrollments of at least 60% publicly funded students as authorized by section 6. The bonds shall be deemed a pledge of the full faith and credit of the State. The bonds shall not run for a longer period than 5 years from the date of the original issue of the bonds. Any issuance of bonds may contain a call feature at the discretion of the Treasurer of State with the approval of the Governor.

Sec. 2. Records of bonds issued to be kept by the State Auditor and Treasurer of State. The State Auditor shall keep an account of the bonds, showing the number and amount of each, the date when payable and the date of delivery of the bonds to the Treasurer of State who shall keep an account of each bond showing the number of the bond, the name of the successful bidder to whom sold, the amount received for the same, the date of sale and the date when payable.

Sec. 3. Sale; how negotiated; proceeds appropriated. The Treasurer of State may negotiate the sale of the bonds by direction of the Governor, but no such bond may be loaned, pledged or hypothecated on behalf of the State. The proceeds of the sale of the bonds, which shall be held by the Treasurer of State and paid by him upon warrants drawn by the State Controller, are appropriated to be used solely for the purposes set forth in this Act. Any unencumbered balances remaining at the completion of the project in section 6 shall lapse to the debt service account established for the retirement of these bonds.

Sec. 4. Interest and debt retirement. Interest due or accruing upon any bonds issued under this Act and all sums coming due for payment of bonds at maturity shall be paid by the Treasurer of State.

Sec. 5. Disbursement of bond proceeds. The proceeds of the bonds set out in section 6 shall be expended under the direction and supervision of the Commissioner of Education. In expending these funds, the commissioner shall adopt rules that will ensure the following.

1. Funds provided by this bond issue are expended through a process that ensures that major maintenance problems of an emergency nature that by law or rule must be alleviated or that affect or have the potential to affect the health and safety of the building occupants will receive the highest priority regardless of size or location of the facility.

2. All construction and reconstruction will be conducted in accordance with applicable state and federal laws and rules.

3. The provisions of this program are retroactive to include all major maintenance projects where construction started on or after July 1, 1988.

4. First priority shall be given to underground fuel tank removal and 2nd priority to reconstruction of facilities due to hazardous material removal.

Sec. 6. Allocations from General Fund bond issue; major maintenance problems of an emergency nature in public schools. Funds shall be disbursed on the basis of 75% state matching funds in accordance with a priority system established by the Commissioner of Education and with the approval of the commissioner. The remaining 25% of the cost shall be borne by participating local school units and will not be eligible for state reimbursement.

Sec. 7. Contingent upon ratification of bond issue. Sections 1 to 6 shall not become effective unless and until the people of the State have ratified the issuance of bonds as set forth in this Act.

Sec. 8. Appropriation balances at year end. At the end of each fiscal year, all unencumbered appropriation balances representing state money shall carry forward from year to year. Bond proceeds which have not been expended within 10 years after the date of the sale of the bonds shall lapse to General Fund debt service.

Sec. 9. Bonds authorized but not issued. Any bonds authorized but not issued, or for which bond anticipation notes have not been issued within 5 years of ratification of this Act, shall be deauthorized and may not be issued, provided that the Legislature may, within 2 years after the expiration of that 5-year period, extend the period for issuing any remaining unissued bonds or bond anticipation notes for an additional amount of time not to exceed 5 years.

Sec. 10. Referendum for ratification; submission at general election; form of question; effective date. This Act shall be submitted to the legal voters of the State of Maine at the next general election in the month of November following passage of this Act. The city aldermen, town selectmen and plantation assessors of this State shall notify the inhabitants of their respective cities, towns and plantations to meet, in the manner prescribed by law for holding a general election, to vote on the acceptance or rejection of this Act by voting on the following question:

"Do you favor a \$5,000,000 bond issue for the correction of major maintenance problems of an emergency nature in public schools?"

The legal voters of each city, town and plantation shall vote by ballot on this question and shall designate their choice by a cross or check mark placed within a corresponding square below the word "Yes" or "No." The ballots shall be received, sorted, counted or declared in open ward, town and plantation meetings and returns made to the Secretary of State in the same manner as votes for members of the Legislature. The Governor shall review the returns and, if it appears that a majority of the legal voters are in favor of the Act, the Governor shall proclaim that fact without delay, and the Act shall become effective 30 days after the date of the proclamation.

The Secretary of State shall prepare and furnish to each city, town and plantation all ballots, returns and copies of this Act necessary to carry out the purpose of this referendum.

Approved April 20, 1990

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$5,000,000 to raise funds to correct major maintenance problems of an emergency nature in public school facilities. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State.

Proceeds from the sale of the bonds would be used for construction or reconstruction at public schools to correct major maintenance problems of an emergency nature having the potential to affect the health and safety of the building occupants, including underground oil tank removal, emergency hazardous material removal and roof replacement. Projects on which construction started on or after July 1, 1988 are eligible. The proceeds would be expended under the direction of the State Commissioner of Education pursuant to rules adopted by her.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$5,000,000 bond issue for the correction of major maintenance problems of an emergency nature in public schools.

A "NO" vote disapproves the bond issue.

Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.

STATE OF MAINE

CHAPTER 132

PRIVATE & SPECIAL LAWS OF 1989

An Act to Authorize a General Fund Bond Issue in the Amount of \$3,000,000 to Investigate, Abate, Clean up and Mitigate Threats to the Public Health and the Environment from Uncontrolled Hazardous Substance Sites

Preamble. Two thirds of both Houses of the Legislature deeming it necessary in accordance with the Constitution of Maine, Article IX, Section 14, to authorize the issuance of bonds on behalf of the State of Maine to provide funds to investigate, abate, clean up and mitigate threats to public health and the environment from uncontrolled hazardous substance sites or other hazardous waste discharges.

Be it enacted by the People of the State of Maine as follows:

Sec. 1. Authorization of bonds to provide for funds to investigate, abate, clean up and mitigate threats to public health and the environment from uncontrolled hazardous substance sites. The Treasurer of State is authorized, under the direction of the Governor, to issue from time to time registered bonds in the name and behalf of the State to an amount not exceeding \$3,000,000 for the purpose of raising funds to investigate, abate, clean up and mitigate threats to public health and the environment from uncontrolled hazardous substance sites as authorized in section 6. The bonds shall be deemed a pledge of the full faith and credit of the State. The bonds shall not run for a longer period than 5 years from the date of the original issue of the bonds. Any issuance of bonds may contain a call feature at the discretion of the Treasurer of State with the approval of the Governor.

Sec. 2. Records of bonds issued to be kept by the State Auditor and Treasurer of State. The State Auditor shall keep an account of the bonds, showing the number and amount of each, the date when payable and the date of delivery of the bonds to the Treasurer of State who shall keep an account of each bond showing the number of the bond, the name of the successful bidder to whom sold, the amount received for the same, the date of sale and the date when payable.

Sec. 3. Sale; how negotiated; proceeds appropriated. The Treasurer of State may negotiate the sale of the bonds by direction of the Governor, but no such bond may be loaned, pledged or hypothecated on behalf of the State. The proceeds of the sale of the bonds, which shall be held by the Treasurer of State and paid by the Treasurer of State upon warrants drawn by the State Controller, are appropriated to be used solely for the purposes set forth in this Act. Any unencumbered balances remaining at the completion of the project in section 6 shall lapse to the debt service account established for the retirement of these bonds.

Sec. 4. Interest and debt retirement. Interest due or accruing upon any bonds issued under this Act and all sums coming due for payment of bonds at maturity shall be paid by the Treasurer of State.

Sec. 5. Disbursement of bond proceeds. The proceeds of the bonds set out in section 6 shall be expended under the direction and supervision of the Commissioner of Environmental Protection.

Sec. 6. Allocations from General Fund bond issue; disbursement of hazardous waste bond proceeds. The proceeds of the sale of bonds shall be expended as designated in the following schedule.

1990-91

**ENVIRONMENTAL PROTECTION,
DEPARTMENT OF**

Investigation, abatement, clean up and mitigation of threats to public health and the environment from uncontrolled hazardous substance sites or other hazardous waste discharges.

\$3,000,000

Sec. 7. Contingent upon ratification of bond issue. Sections 1 to 6 shall not become effective unless and until the people of the State have ratified the issuance of bonds as set forth in this Act.

Sec. 8. Appropriation balances at year end. At the end of each fiscal year, all unencumbered appropriation balances representing state money shall carry forward from year to year. Bond proceeds which have not been expended within 10 years after the date of the sale of the bonds shall lapse to General Fund debt service.

Sec. 9. Bonds authorized but not issued. Any bonds authorized but not issued, or for which bond anticipation notes have not been issued within 5 years of ratification of this Act, shall be deauthorized and may not be issued, provided that the Legislature may, within 2 years after the expiration of that 5-year period, extend the period for issuing any remaining unissued bonds or bond anticipation notes for an additional amount of time not to exceed 5 years.

Sec. 10. Referendum for ratification; submission at general election; form of question; effective date. This Act shall be submitted to the legal voters of the State of Maine at the next general election in the month of November following passage of this Act. The city aldermen, town selectmen and plantation assessors of this State shall notify the inhabitants of their respective cities, towns and plantations to meet, in the manner prescribed by law for holding a general election, to vote on the acceptance or rejection of this Act by voting on the following question;

"Do you favor a \$3,000,000 bond issue for the investigation, abatement, clean up and mitigation of uncontrolled hazardous substance sites that pose a hazard to public health, the environment and ground water quality?"

The legal voters of each city, town and plantation shall vote by ballot on this question and shall designate their choice by a cross or check mark placed within a corresponding square below the word "Yes" or "No." The ballots shall be received, sorted, counted or declared in open ward, town and plantation meetings and returns made to the Secretary of State in the same manner as votes for members of the Legislature. The Governor shall review the returns and, if it appears that a majority of the legal voters are in favor of the Act, the Governor shall proclaim that fact without delay, and the Act shall become effective 30 days after the date of the proclamation.

The Secretary of State shall prepare and furnish to each city, town and plantation all ballots, returns and copies of this Act necessary to carry out the purpose of this referendum.

Approved April 20, 1990

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$3,000,000 to raise funds to investigate, abate, clean up and mitigate threats to the public health and the environment from uncontrolled hazardous substance sites. The bonds would run for a period of not longer than 5 years and would be backed by the full faith and credit of the State.

Proceeds from the sale of bonds would be used to identify and eliminate threats to public health and the environment from uncontrolled hazardous substance sites, such as public or private disposal areas into which materials which constitute health hazards have been placed. The proceeds would be expended under the direction of the State Commissioner of Environmental Protection.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$3,000,000 bond issue for the investigation, abatement, clean up and mitigation of threats to public health and the environment from uncontrolled hazardous substance sites.

A "NO" vote disapproves the bond issue.

Total Estimated Debt Service of \$3,576,000 of which Principal is \$3,000,000, Estimated Interest at 6.40% over 5 years is \$576,000.

STATE OF MAINE

CHAPTER 876

PUBLIC LAWS OF 1989

An Act to Authorize a General Fund Bond Issue in the Amount of \$19,000,000 to Finance the Acquisition of Land for Public Purposes and Construction to Replace Churchill Dam

Preamble. Two thirds of both Houses of the Legislature deeming it necessary in accordance with the Constitution of Maine, Article IX, Section 14, to authorize the issuance of bonds on behalf of the State of Maine to provide funds for the acquisition of land for conservation, outdoor recreation and wildlife.

Be it enacted by the People of the State of Maine as follows:

PART A

Sec. A-1. Authorization of bonds to provide for conservation, outdoor recreation, wildlife and construction to replace Churchill Dam. The Treasurer of State is authorized, under the direction of the Governor, to issue from time to time registered bonds in the name and behalf of the State to an amount not exceeding \$19,000,000 for the purpose of raising funds to acquire lands for conservation, farmland, including development rights, outdoor recreation and wildlife, capital expenditures for improved access to the acquired lands and for construction to replace the Churchill Dam as authorized by section 6. The bonds shall be deemed a pledge of the full faith and credit of the State. The bonds shall not run for a period longer than 15 years from the date of the original issue of bonds. Any issuance of bonds may contain a call feature at the discretion of the Treasurer of State with the approval of the Governor.

Sec. A-2. Records of bonds issued to be kept by the State Auditor and Treasurer of State. The State Auditor shall keep an account of the bonds, showing the number and amount of each, the date when payable and the date of delivery of the bonds to the Treasurer of State who shall keep an account of each bond showing the number of the bond, the name of the successful bidder to whom sold, the amount received for the same, the date of sale and the date when payable.

Sec. A-3. Sale; how negotiated; proceeds appropriated. The Treasurer of State may negotiate the sale of the bonds by direction of the Governor, but no such bond may be loaned, pledged or hypothecated on behalf of the State. The proceeds of the sale of the bonds, which shall be held by the Treasurer of State and paid by him upon warrants drawn by the State Controller, are appropriated to be used solely for the purposes set forth in this Act. Any unencumbered balances remaining at the completion of the project in section 6 shall lapse to the debt service account established for the retirement of these bonds.

Sec. A-4. Interest and debt retirement. Interest due or accruing upon any bonds issued under this Act and all sums coming due for payment of bonds at maturity shall be paid by the Treasurer of State.

Sec. A-5. Disbursement of bond proceeds. The proceeds of the bonds set out in section 6 shall be expended under the direction and supervision of the Land for Maine's Future Board and the Department of Economic and Community Development, Office of Comprehensive Land Use Planning.

Sec. A-6. Allocations from General Fund bond issue; conservation, outdoor recreation, wildlife and construction to replace Churchill Dam. The proceeds of the sale of bonds shall be expended as follows.

CONSERVATION, DEPARTMENT OF

Construction to Replace Churchill Dam

All Other	\$1,000,000
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DEPARTMENT OF CONSERVATION TOTAL

	\$1,000,000
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EXECUTIVE DEPARTMENT

Land for Maine's Future Board

All Other	\$8,500,000
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Acquisitions must be targeted to sites with outstanding recreational, scenic, natural or wildlife values.

Land for Maine's Future Board

All Other	1,000,000
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Acquisitions of farmland or development rights to farmland to preserve the land for its natural, open space, ecological and aesthetic value.

EXECUTIVE DEPARTMENT TOTAL

	\$9,500,000
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INLAND FISHERIES AND WILDLIFE, DEPARTMENT OF

Maine Inland Fisheries and Wildlife Fund

All Other	\$8,500,000
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DEPARTMENT INLAND FISHERIES AND WILDLIFE TOTAL

	\$8,500,000
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TOTAL ALLOCATIONS

	\$19,000,000
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Sec. A-7. Contingent upon ratification of bond issue. Sections 1 to 6 shall not become effective unless and until the people of the State have ratified the issuance of bonds as set forth in this Act.

Sec. A-8. Appropriation balances at year end. At the end of each fiscal year, all unencumbered appropriation balances representing state money shall carry forward from year to year. Bond proceeds which have not been expended within 10 years after the date of the sale of the bonds shall lapse to General Fund debt service.

Sec. A-9. Bonds authorized but not issued. Any bonds authorized but not issued, or for which bond anticipation notes have not been issued within 5 years of ratification of this Act, shall be deauthorized and may not be issued, provided that the Legislature may, within 2 years after the expiration of that 5-year period, extend the period for issuing any remaining unissued bonds or bond anticipation notes for an additional amount of time not to exceed 5 years.

Sec. A-10. Referendum for ratification; submission at general election; form of question; effective date. This Act shall be submitted to the legal voters of the State of Maine at the next general election in the month of November following passage of this Act. The city aldermen, town selectmen and plantation assessors of this State shall notify the inhabitants of their respective cities, towns and plantations to meet, in the manner prescribed by law for holding a general election, to vote on the acceptance or rejection of this Act by voting on the following question:

“Shall a bond issue for the purchase of public lands to provide access for Maine’s people and for construction to replace Churchill Dam in the amount of \$19,000,000 be approved?”

The legal voters of each city, town and plantation shall vote by ballot on this question, and shall designate their choice by a cross or check mark placed within a corresponding square below the word “Yes” or “No.” The ballots shall be received, sorted, counted and declared in open ward, town and plantation meetings and returns made to the Secretary of State in the same manner as votes for members of the Legislature. The Governor shall review the returns and, if it appears that a majority of the legal voters are in favor of the Act, the Governor shall proclaim that fact without delay, and the Act shall become effective 30 days after the date of the proclamation.

The Secretary of State shall prepare and furnish to each city, town and plantation all ballots, returns and copies of this Act necessary to carry out the purpose of this referendum.

PART B

Sec. B-1. 5 MRSA §6207, sub-§2, ¶¶A and C, as enacted by PL 1987, c. 506, §§1 and 4, are amended to read:

A. Contains recreation lands, prime physical features of the Maine landscape, areas of special scenic beauty, farmland or open space, undeveloped shorelines, wetlands, fragile mountain areas or lands with other conservation, *wilderness* or recreation values;

C. Provides *nonmotorized or motorized* public access to recreation opportunities or those natural resources identified in this section.

Sec. B-2. 7 MRSA §18 is enacted to read:

§18. Holding of real estate

The commissioner may accept, hold, administer and retain interests in real estate in order to further the purposes of this Title.

Approved April 20, 1990

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$19,000,000 to raise funds for the acquisition of land for public purposes and for construction to replace Churchill Dam on the Allagash River. The bonds would run for a period of not longer than 15 years from the date of issue and would be back by the full faith and credit of the State.

The proceeds of the sale of the bonds would be expended as follows: \$9,500,000 by the Land for Maine's Future Board for sites with outstanding recreational, scenic, natural or wildlife values (\$8,500,000) and for acquisitions of farmland or development rights to farmland to preserve the land for its natural, open space, ecological and aesthetic value (\$1,000,000); \$8,500,000 by the State Department of Inland Fisheries and Wildlife through the Maine Inland Fisheries and Wildlife Fund for land acquisition purposes; and \$1,000,000 by the State Department of Conservation for construction to replace Churchill Dam on the Allagash River.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$19,000,000 bond issue for the acquisition of land for public purposes and construction to replace Churchill Dam.

A "NO" vote disapproves the bond issue.

Total Estimated Debt Service of \$29,640,000 of which Principal is \$19,000,000, Estimated Interest at 7.00% over 15 years is \$10,640,000.

STATE OF MAINE

CHAPTER 133

PRIVATE & SPECIAL LAWS OF 1989

An Act Authorizing a General Fund Bond Issue in the Amount of \$20,250,000 for Construction, Planning, Purchasing and Renovation of Correctional Facilities

Preamble. Two thirds of both Houses of the Legislature deeming it necessary in accordance with the Constitution of Maine, Article IX, Section 14, to authorize the issuance of bonds on behalf of the State of Maine to provide funds for construction, planning, purchasing and renovation of correctional facilities.

Be it enacted by the People of the State of Maine as follows:

Sec. 1. Authorization of bonds to provide for construction, planning, purchasing and renovation of correctional facilities. The Treasurer of State is authorized, under the direction of the Governor,

to issue from time to time registered bonds in the name and behalf of the State to an amount not exceeding \$20,250,000 for the purpose of raising funds to provide for construction, planning, purchasing and renovation of correctional facilities as authorized by section 6. The bonds shall be deemed a pledge of the full faith and credit of the State. The bonds shall not run for a longer period than 10 years from the date of the original issue of the bonds. Any issuance of bonds may contain a call feature at the discretion of the Treasurer of State with the approval of the Governor.

Sec. 2. Records of bonds issued to be kept by the State Auditor and Treasurer of State. The State Auditor shall keep an account of the bonds, showing the number and amount of each, the date when payable and the date of delivery of the bonds to the Treasurer of State who shall keep an account of each bond showing the number of the bond, the name of the successful bidder to whom sold, the amount received for the same, the date of sale and the date when payable.

Sec. 3. Sale; how negotiated; proceeds appropriated. The Treasurer of State may negotiate the sale of the bonds by direction of the Governor, but no bond may be loaned, pledged or hypothecated on behalf of the State. The proceeds of the sale of the bonds, which shall be held by the Treasurer of State and paid by the Treasurer of State upon warrants drawn by the State Controller, are appropriated to be used solely for the purposes set forth in this Act. Any unencumbered balances remaining at the completion of the projects in section 6 shall lapse to the debt service account established for the retirement of these bonds.

Sec. 4. Interest and debt retirement. Interest due or accruing upon any bonds issued under this Act and all sums coming due for payment of bonds at maturity shall be paid by the Treasurer of State.

Sec. 5. Disbursement of bond proceeds. The proceeds of the bonds set out in section 6 shall be expended under the direction and supervision of the Director of Public Improvements in consultation with the Commissioner of Corrections.

Sec. 6. Allocations from General Fund bond issue; correctional facilities. The proceeds of the sale of bonds shall be expended as designated in the following schedule:

CORRECTIONS, DEPARTMENT OF

100 maximum-security beds in South Warren for interim mental health and receiving needs and for general population	\$14,250,000
50-bed pre-release center in Cumberland County or York County	1,400,000
2 community-based diversion and restitution centers in Androscoggin County and Penobscot County	2,800,000
50-bed minimum-security housing unit and improvements to sewerage treatment facilities at the Downeast Correctional Center	1,500,000
Establishment of a women's pre-release unit in Hallowell	50,000

Feasibility studies for future operations, additions and establishment of new resources regarding the Maine Youth Center; for establishing a multipurpose correctional facility with reception, diagnostic, mental health, medical and geriatric services; and for possible future uses for the Maine State Prison

250,000

**DEPARTMENT OF CORRECTIONS
TOTAL**

\$20,250,000

Sec. 7. Elimination of "East Wing Annex." The area of the Maine State Prison presently designated as the "East Wing Annex" may not be used as a residential area unless it is renovated to meet American Correctional Association standards. This provision is effective immediately upon the occupation of any portion of the proposed maximum-security facility in South Warren.

Sec. 8. Transfer between items. The amounts listed after the items in section 6 of this Act are to be construed as a guide. Any of the amounts may be exceeded with the approval of the Governor by transfer from one item to another of an amount not exceeding 10% of the aggregate.

Sec. 9. Contingent upon ratification of bond issue. Sections 1 to 6 shall not become effective unless and until the people of the State have ratified the issuance of bonds as set forth in this Act.

Sec. 10. Appropriation balances at year end. At the end of each fiscal year, all unencumbered appropriation balances representing state money shall carry forward from year to year. Bond proceeds which have not been expended within 10 years after the date of the sale of the bonds shall lapse to General Fund debt service.

Sec. 11. Bonds authorized but not issued. Any bonds authorized but not issued, or for which bond anticipation notes have not been issued within 5 years of ratification of this Act, shall be deauthorized and may not be issued, provided that the Legislature may, within 2 years after the expiration of that 5-year period, extend the period for issuing any remaining unissued bonds or bond anticipation notes for an additional amount of time not to exceed 5 years.

Sec. 12. Referendum for ratification; submission at general election; form of question; effective date. This Act shall be submitted to the legal voters of the State of Maine at the next general election in the month of November following passage of this Act. The city aldermen, town selectmen and plantation assessors of this State shall notify the inhabitants of their respective cities, towns and plantations to meet, in the manner prescribed by law for holding a general election, to vote on the acceptance or rejection of this Act by voting on the following question:

"Shall a bond issue be authorized in the amount of \$20,250,000 to build, purchase, plan and renovate correctional facilities and to study future operation needs?"

The legal voters of each city, town and plantation shall vote by ballot on this question and shall designate their choice by a cross or check mark placed within a corresponding square below the word "Yes" or "No." The ballots shall be received, sorted, counted and declared in open ward, town and plantation meetings and returns made to the Secretary of State in the same manner as votes for members of the

Legislature. The Governor shall review the returns and, if it appears that a majority of the legal voters are in favor of the Act, the Governor shall proclaim that fact without delay, and the Act shall become effective 30 days after the date of the proclamation.

The Secretary of State shall prepare and furnish to each city, town and plantation all ballots, returns and copies of this Act necessary to carry out the purpose of this referendum.

Approved April 20, 1990

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$20,250,000 for the construction, planning, purchasing and renovation of correctional facilities. The bonds would run for a period of not longer than 10 years from the date of issue and would be backed by the full faith and credit of the State.

Proceeds from the sale of the bonds would be used to constitute a 100 maximum-security correctional facility at South Warren (\$14,250,000); 2 community-based diversion and restitution centers in Androscoggin and Penobscot Counties \$2,800,000); a 50-bed minimum-security housing unit and improvements to sewerage treatment facilities at the Downeast Correctional Center in Machiasport (\$1,500,000); a 50-bed pre-release center in Cumberland or York Counties (\$1,400,000); and a women's pre-release unit in Hallowell (\$50,000), as well as to plan for the future use of existing or new correctional facilities (\$250,000). The Act would also prohibit the use of the "East Wing Annex" of the Maine State Prison for residential purposes upon occupancy of the proposed South Warren facility, unless the Annex is renovated to meet American Correctional Association standards. The proceeds of the sale of the bonds would be expended under the direction of the State Director of Public Improvements in consultation with the Commissioner of Corrections, who are authorized, with the approval of the Governor, to transfer from one of the authorized projects to another an amount not exceeding \$2,025,000.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$20,250,000 bond issue for the construction, planning, purchasing and renovation of correctional facilities.

A "NO" vote disapproves the bond issue.

Total Estimated Debt Service of \$27,712,125 of which Principal is \$20,250,000, Estimated Interest at 6.70% over 10 years is \$7,462,125.

STATE OF MAINE

CHAPTER 130

PRIVATE & SPECIAL LAWS OF 1989

An Act to Authorize a General Fund Bond Issue in the Amount of \$9,000,000 for Construction of Water Pollution Control Facilities

Preamble. Two thirds of both Houses of the Legislature deeming it necessary in accordance with the Constitution of Maine, Article

IX, Section 14, to authorize the issuance of bonds on behalf of the State of Maine to provide funds for water pollution control construction.

Be it enacted by the People of the State of Maine as follows:

Sec. 1. Authorization of bonds to provide for water pollution control construction. The Treasurer of State is authorized, under the direction of the Governor, to issue from time to time registered bonds in the name and behalf of the State to an amount not exceeding \$9,000,000 for water pollution control construction authorized by section 6. The bonds shall be deemed a pledge of the full faith and credit of the State. The bonds shall not run for a longer period than 10 years from the date of the original issue of the bonds. Any issuance of bonds may contain a call feature at the discretion of the Treasurer of State with the approval of the Governor.

Sec. 2. Records of bonds issued to be kept by the State Auditor and Treasurer of State. The State Auditor shall keep an account of the bonds, showing the number and amount of each, the date when payable and the date of delivery of the bonds to the Treasurer of State who shall keep an account of each bond showing the number of the bond, the name of the successful bidder to whom sold, the amount received for the same, the date of sale and the date when payable.

Sec. 3. Sale; how negotiated; proceeds appropriated. The Treasurer of State may negotiate the sale of the bonds by direction of the Governor, but no bond may be loaned, pledged or hypothecated on behalf of the State. The proceeds of the sale of the bonds, which shall be held by the Treasurer of State and paid by the Treasurer of State upon warrants drawn by the State Controller, are appropriated to be used solely for the purposes set forth in this Act. Any unencumbered balances remaining at the completion of the project in section 6 shall lapse to the debt service account established for the retirement of these bonds.

Sec. 4. Interest and debt retirement. Interest due or accruing upon any bonds issued under this Act and all sums coming due for payment of bonds at maturity shall be paid by the Treasurer of State.

Sec. 5. Disbursement of bond proceeds. The proceeds of the bonds set out in section 6 shall be expended under the direction and supervision of the Department of Environmental Protection to provide funds for water pollution control construction.

Sec. 6. Allocations from General Fund bond issue; costs of capital construction for water pollution control construction. The proceeds of the sale of bonds shall be expended as follows.

State Revolving Loan Fund	\$3,600,000
Small Community Program	500,000
Overboard Discharge	500,000
Combined Sewer Overflow	2,400,000
Other Water Pollution Control Facilities	2,000,000
TOTAL ALLOCATION	\$9,000,000

Sec. 7. Contingent upon ratification of bond issue. Sections 1 to 6 shall not become effective unless and until the people of the State have ratified the issuance of bonds as set forth in this Act.

Sec. 8. Appropriation balances at year end. At the end of each fiscal year, all unencumbered appropriation balances representing state

money shall carry forward from year to year. Bond proceeds which have not been expended within 10 years after the date of the sale of the bonds shall lapse to General Fund debt service.

Sec. 9. Bonds authorized but not issued. Any bonds authorized but not issued, or for which bond anticipation notes have not been issued within 5 years of ratification of this Act, shall be deauthorized and may not be issued, provided that the Legislature may, within 2 years after the expiration of that 5-year period, extend the period for issuing any remaining unissued bonds or bond anticipation notes for an additional amount of time not to exceed 5 years.

Sec. 10. Referendum for ratification; submission at general election; form of question; effective date. This Act shall be submitted to the legal voters of the State of Maine at the next general election in the month of November following passage of this Act. The city aldermen, town selectmen and plantation assessors of this State shall notify the inhabitants of their respective cities, towns and plantations to meet, in the manner prescribed by law for holding a general election, to vote on the acceptance or rejection of this Act by voting on the following question:

“Do you favor a \$9,000,000 bond issue for construction of water pollution control facilities?”

The legal voters of each city, town and plantation shall vote by ballot on this question and shall designate their choice by a cross or check mark placed within a corresponding square below the word “Yes” or “No.” The ballots shall be received, sorted, counted and declared in open ward, town and plantation meetings and returns made to the Secretary of State in the same manner as votes for members of the Legislature. The Governor shall review the returns and, if it appears that a majority of the legal voters are in favor of the Act, the Governor shall proclaim that fact without delay, and the Act shall become effective 30 days after the date of the proclamation.

The Secretary of State shall prepare and furnish to each city, town and plantation all ballots, returns and copies of this Act necessary to carry out the purpose of this referendum.

Approved April 20, 1990

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$9,000,000 to raise funds for the construction of water pollution control facilities. The bonds would run for a period of not longer than 10 years and would be backed by the full faith and credit of the State.

Proceeds from the sale of the bonds would be used to construct water pollution control facilities. The proceeds would be expended under the direction of the State Department of Environmental Protection.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A “YES” vote approves the authorization of a \$9,000,000 bond issue for the construction of water pollution control facilities.

A “NO” vote disapproves the bond issue.

Total Estimated Debt Service of \$12,316,500 of which Principal is \$9,000,000, Estimated Interest at 6.70% over 10 years is \$3,316,500.

STATE OF MAINE

CHAPTER 129

PRIVATE & SPECIAL LAWS OF 1989

An Act to Authorize a General Fund Bond Issue in the Amount of \$5,000,000 for the Restoration and Preservation of Historic Buildings and Improvements at State Park Facilities

Preamble. Two thirds of both Houses of the Legislature deeming it necessary in accordance with the Constitution of Maine, Article IX, Section 14, to authorize the issuance of bonds on behalf of the State of Maine to provide funds for the restoration and preservation of historic buildings and for the preservation of state-owned historic sites.

Be it enacted by the People of the State of Maine as follows:

Sec. 1. Authorization of bonds to provide for the restoration and preservation of historic buildings and improvements at state park facilities. The Treasurer of State is authorized, under the direction of the Governor, to issue from time to time registered bonds in the name and behalf of the State to an amount not exceeding \$5,000,000 for the purpose of raising funds to provide for the restoration and preservation of historic buildings and for the improvements at existing state park facilities needed to protect the public health and safety and to provide for access for person with disabilities authorized by section 6. The bonds shall be deemed a pledge of the full faith and credit of the State. The bonds shall not run for a longer period than 5 years from the date of the original issue of the bonds. Any issuance of bonds may contain a call feature at the discretion of the Treasurer of State with the approval of the Governor.

Sec. 2. Records of bonds issued to be kept by the State Auditor and Treasurer of State. The State Auditor shall keep an account of the bonds, showing the number and amount of each, the date when payable and the date of delivery of the bonds to the Treasurer of State who shall keep an account of each bond showing the number of the bond, the name of the successful bidder to whom sold, the amount received for the same, the date of sale and the date when payable.

Sec. 3. Sale; how negotiated; proceeds appropriated. The Treasurer of State may negotiate the sale of the bonds by direction of the Governor, but no bond may be loaned, pledged or hypothecated on behalf of the State. The proceeds of the sale of the bonds, which shall be held by the Treasurer of State and paid by the Treasurer of State upon warrants drawn by the State Controller, are appropriated to be used solely for the purposes set forth in this Act. Any unencumbered balances remaining at the completion of the project in section 6 shall lapse to the debt service account established for the retirement of these bonds.

Sec. 4. Interest and debt retirement. Interest due or accruing upon any bonds issued under this Act and all sums coming due for payment of bonds at maturity shall be paid by the Treasurer of State.

Sec. 5. Disbursement of bond proceeds. The proceeds of the bonds set out in section 6 shall be expended under the direction and supervision of the Director of the Maine Historic Preservation Commission and the Director of the Bureau of Parks and Recreation.

Sec. 6. Allocations from General Fund bond issue; restoration and preservation of historic buildings and improvements at state park facilities. The proceeds of the sale of bonds shall be expended as follows.

HISTORIC PRESERVATION COMMISSION

To pay for improvements associated with the restoration and preservation of historic buildings.	\$ 1,500,000
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DEPARTMENT OF CONSERVATION

To pay for improvements to facilities under the care of the Bureau of Parks and Recreation.	\$3,500,000
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Total General Fund Bonds	<hr/> \$5,000,000
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Sec. 7. Contingent upon ratification of bond issue. Sections 1 to 6 shall not become effective unless and until the people of the State have ratified the issuance of bonds as set forth in this Act.

Sec. 8. Appropriation balances at year end. At the end of each fiscal year, all unencumbered appropriation balances representing state money shall carry forward from year to year. Bond proceeds which have not been expended within 10 years after the date of the sale of the bonds shall lapse to General Fund debt service.

Sec. 9. Bonds authorized but not issued. Any bonds authorized but not issued, or for which bond anticipation notes have not been issued within 5 years of ratification of this Act, shall be deauthorized and may not be issued, provided that the Legislature may, within 2 years after the expiration of that 5-year period, extend the period for issuing any remaining unissued bonds or bond anticipation notes for an additional amount of time not to exceed 5 years.

Sec. 10. Referendum for ratification; submission at general election; form of question; effective date. This Act shall be submitted to the legal voters of the State of Maine at the next general election in the month of November following passage of this Act. The city aldermen, town selectmen and plantation assessors of this State shall notify the inhabitants of their respective cities, towns and plantations to meet, in the manner prescribed by law for holding a general election, to vote on the acceptance or rejection of this Act by voting on the following question:

“Do you favor a \$5,000,000 bond issue for the restoration and preservation of historic buildings open to the public and needed improvements at state parks and historic sites needed to protect the public health and safety and to provide access for persons with disabilities?”

The legal voters of each city, town and plantation shall vote by ballot on this question and shall designate their choice by a cross or check mark placed within a corresponding square below the word “Yes” or “No.” The ballots shall be received, sorted, counted and declared in open ward, town and plantation meetings and returns made to the Secretary of State in the same manner as votes for members of the Legislature. The Governor shall review the returns and, if it appears that a majority of the legal voters are in favor of the Act, the Governor shall proclaim that fact without delay, and the Act shall become effective 30 days after the date of the proclamation.

The Secretary of State shall prepare and furnish to each city, town and plantation all ballots, returns and copies of this Act necessary to carry out the purpose of this referendum.

Approved April 20, 1990

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$5,000,000 to raise funds for the restoration and preservation of historic buildings and for improvements at State park facilities. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State.

The proceeds of the sale of the bonds would be expended as follows: \$1,500,000 by the State Historic Preservation Commission for the restoration and preservation of historic buildings which are open to the public; and \$3,500,000 by the State Department of Conservation for the improvement of the public health and safety at facilities under the care of the Bureau of Parks and Recreation, including provision for access for disabled persons at these facilities.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond is published together with this statement.

A "YES" vote approves the authorization of a \$5,000,000 bond issue for the restoration and preservation of historic buildings and for improvements at State park facilities.

A "NO" vote disapproves the bond issue.

Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.

CHAPTER 2

CONSTITUTIONAL RESOLUTIONS OF 1989

RESOLUTION, Proposing an Amendment to the Constitution of Maine to Commit State Support of Affordable Housing

Constitutional amendment. RESOLVED: Two thirds of each branch of the Legislature concurring, that the following amendment to the Constitution of Maine be proposed:

Constitution, Art. IX, §14-E is enacted to read:

Section 14-E. Authority to insure payment of mortgage loans. For the purpose of fostering and encouraging the acquisition, construction, repair and remodeling of affordable housing owned or to be owned by Maine citizens, the Legislature by proper enactment may insure the payment of mortgage loans on such houses not exceeding in the aggregate \$15,000,000 at any one time and may also appropriate funds and authorize the issuance of bonds on behalf of the State at such times and in such amounts as it may determine to make payments in this section.

; and be it further

Constitutional referendum procedure; form of question; effective date. Resolved: That the city aldermen, town selectmen and planta-

tion assessors of this State shall notify the inhabitants of their respective cities, towns and plantations to meet, in the manner prescribed by law for holding a general election, at the next general election in the month of November following passage of this resolution, to vote upon the ratification of the amendment proposed in this resolution by voting upon the following question:

“Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure payment of mortgage loans for the purpose of encouraging the acquisition, construction, repair or remodeling of housing for Maine citizens?”

The legal voters of each city, town and plantation shall vote by ballot on this question, and shall designate their choice by a cross or check mark placed within the corresponding square below the word “Yes” or “No.” The ballots shall be received, sorted, counted and declared in open ward, town and plantation meetings and returns made to the Secretary of State in the same manner as votes for members of the Legislature. The Governor shall review the returns and, if it appears that a majority of the legal voters are in favor of the amendment, the Governor shall proclaim that fact without delay and the amendment shall become part of the Constitution on the date of the proclamation.

; and be it further

Secretary of State shall prepare ballots. Resolved: That the Secretary of State shall prepare and furnish to each city, town and plantation all ballots, returns and copies of this resolution necessary to carry out the purposes of this referendum.

Resolution according to Article X, Section 4 of the Constitution of Maine.

April 13, 1990

INTENT AND CONTENT

In order to encourage the availability of affordable housing in the State, the proposed amendment would authorize the Legislature to insure the payment of mortgage loans by Maine citizens in amounts not to exceed \$15,000,000 in the aggregate at any one time, and to appropriate funds and authorize the issuance of bonds on behalf of the State to make such payments as are required by the insurance guarantees. By amending the Constitution, this provision would make it unnecessary for the voters of the State to specially approve either the issuance of the insurance guarantees or the issuance of bonds to cover those guarantees, as is currently required by the Constitution.

A “YES” vote approves the amending of the State Constitution as proposed.

A “NO” vote disapproves the proposed amendment.

State of Maine

County of Knox, ss.

To..... Peter Soule....., a constable (or resident) of..... Union, Maine.....
(Name of Constable or Resident) (Name of Municipality)

You are hereby required in the name of the State of Maine to notify the voters of this municipality of the election described in this warrant.

To the voters of Union, Maine
(Name of Municipality and Voting District, if any)

You are hereby notified that an election will be held atUnion.Municipal.Building.....
(Name of Voting Place)

on Tuesday, November 6, 1990 for the purpose of election to the following offices:

United States Senator, Governor, Representative to Congress (First District), State Senators (Districts 12, 20 and 21), Representatives to the Legislature (Districts 80, 81, 82, 83, 84 and 123), Judge of Probate, County Treasurer, Register of Deeds, Sheriff, District Attorney (District No. 6) and County Commissioner (District No. 1).

Also to determine the following Initiated Question, Referendum Questions and Proposed Constitutional Amendment:

INITIATIVE QUESTION

1 Do you favor the change in Maine Law that would allow all stores a choice to open on Sunday and certain holidays, provided stores in excess of 5000 square feet of selling space do not require their employees to work on such days proposed by citizen petition?

BOND ISSUE

2 “Do you favor a \$4,500,000 bond issue for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests for the establishment, preservation and operation of rail service in Maine?”

Total Estimated Debt Service of \$5,364,000 of which Principal is \$4,500,000, Estimated Interest at 6.40% over 5 years is \$864,000.

BOND ISSUE

3 “Do you favor a \$5,000,000 bond issue for the correction of major maintenance problems of an emergency nature in public schools?”

Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.

BOND ISSUE

4 "Do you favor a \$3,000,000 bond issue for the investigation, abatement, clean up and mitigation of uncontrolled hazardous substance sites that pose a hazard to public health, the environment and ground water quality?"

Total Estimated Debt Service of \$3,576,000 of which Principal is \$3,000,000, Estimated Interest at 6.40% over 5 years is \$576,000.

BOND ISSUE

5 “Shall a bond issue for the purchase of public lands to provide access for Maine’s people and for construction to replace Churchill Dam in the amount of \$19,000,000 be approved?”

Total Estimated Debt Service of \$29,640,000 of which Principal is \$19,000,000, Estimated Interest at 7.00% over 15 years is \$10,640,000.

BOND ISSUE

6 “Shall a bond issue be authorized in the amount of \$20,250,000 to build, purchase, plan and renovate correctional facilities and to study future operation needs?”

Total Estimated Debt Service of \$27,712,125 of which Principal is \$20,250,000, Estimated Interest at 6.70% over 10 years is \$7,462,125.

BOND ISSUE

7 "Do you favor a \$9,000,000 bond issue for construction of water pollution control facilities?"
Total Estimated Debt Service of \$12,316,500 of which Principal is \$9,000,000. Estimated

Total Estimated Debt Service of \$12,316,500 of which Principal is \$9,000,000, Estimated Interest at 6.70% over 10 years is \$3,316,500.

BOND ISSUE

8 “Do you favor a \$5,000,000 bond issue for the restoration and preservation of historic buildings open to the public and needed improvements at state parks and historic sites needed to protect the public health and safety and to provide access for persons with disabilities?”

Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.

CONSTITUTIONAL AMENDMENT

9 “Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure payment of mortgage loans for the purpose of encouraging the acquisition, construction, repair or remodeling of housing for Maine citizens?”

The polls shall be open at10:00..... a.m. and closed at8:00..... p.m.

The registrar of voters or board of registration will hold office hours while the polls are open to correct any error in or change a name or address on the voting list; to accept the registration of any person eligible to vote and to accept new enrollments.

A person who is not registered as a voter may not vote in any election.

Dated at Union, Maine October 23, 1990
(Name of Municipality) (Date Signed)

(Date Signed)

Anthony Taylor
 Scot A. Rabius
 David Sumner

Majority of Municipal Officers of

.....Union, Maine.....
(Name of Municipality)

A true copy.

Attest: *Petab Sale* Constable or Resident

NOTE: Except in municipalities of population less than 100, the polls must be opened no earlier than 6 a.m. and no later than 9 a.m. on election day; except that in municipalities with a population of less than 4,000, the polls must be opened no later than 10:00 a.m. on election day. The municipal officers of each municipality shall determine the time of opening the polls within these limits. The polls must be closed at 8 p.m. on election day, except in municipalities of population less than 100 which may close the polls after all registered voters have voted. All of the above shall be United States Eastern Standard Time.

State of Maine

OFFICER'S RETURN

County of Knox, ss.

I certify that I have notified the voters of Union, Maine
(Name of Municipality and Voting District, if any)

of the time and place of the General Election by posting an attested copy of the within warrant at

Town Office, Common Road
(Place of Posting)

Mic Mac Market, Route #17

Gorden's Market, Union common

Camden National Bank, Union Common

on October 26, 1990 which is at least 7 days next prior to election day.
(Date of Posting)

Dated at Union, Maine on October 26, 1990
(Name of Municipality) (Date Signed)

Patricia M. Squire
(Signature of Officer)

Union, Maine
Constable (or resident) of

Union, Maine
(Name of Municipality)



STATE OF MAINE
SPECIMEN BALLOT



General Election, November 6, 1990

The issuing of bonds by the State of Maine is the way in which the State borrows money for purposes designated in the legislation authorizing the issue. The following is a summary of the bonded indebtedness of the State of Maine as of June 30, 1990.

Bonds Outstanding and Unpaid to Mature Through 2008	\$306,275,000
Interest to be Repaid on Bonds Issued	93,504,282
Total to be Repaid on Bonds Issued	<u>\$399,779,282</u>
Additional Bonds Authorized But Not Yet Issued	\$222,830,600
Limit of Contingent Bonds Liability Authorized by Constitution and Laws But Unissued	<u>100,727,037</u>
Total Bonds Authorized But Unissued	<u>\$323,557,637</u>
Total Additional Bonds to be Authorized if Ratified by Voters	\$ 65,750,000
Potential New Estimate of Interest	\$ 24,778,625

When money is borrowed by issuing bonds, the State must repay not only the principal amount of the bonds but interest on the amount as well. The amount of interest to be paid will vary depending upon the rate of interest and the years of maturity at the time of issuance; an estimate of the total interest that may reasonably be expected to be paid on the issues submitted herewith for ratification is \$24,778,625 if the bonds are issued for the full statutory debt retirement period. The total principal and interest to be repaid over the life of the bonds on the issues submitted herewith if ratified is thus estimated to be \$90,528,625. The amount that must be paid in the present fiscal year (July 1, 1990 to June 30, 1991) for debt already outstanding is \$46,055,000 in principal and \$18,786,430 in interest, a total of \$64,841,430.

Samuel Shapiro

Samuel Shapiro
Treasurer of State

Place a cross (X) or a check (✓) in a square at the left of each question for which you desire to vote. A mark in the YES box means you are in favor, a mark in the NO box means you are opposed.

1 YES NO
 ☐ ☐

INITIATIVE QUESTION

Do you favor the change in Maine Law that would allow all stores a choice to open on Sunday and certain holidays, provided stores in excess of 5000 square feet of selling space do not require their employees to work on such days proposed by citizen petition?

2 YES NO
 ☐ ☐

BOND ISSUE

"Do you favor a \$4,500,000 bond issue for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests for the establishment, preservation and operation of rail service in Maine?"

Total Estimated Debt Service of \$5,364,000 of which Principal is \$4,500,000, Estimated Interest at 6.40% over 5 years is \$864,000.

3 YES NO
 ☐ ☐

BOND ISSUE

"Do you favor a \$5,000,000 bond issue for the correction of major maintenance problems of an emergency nature in public schools?"

Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.

4 YES NO
 ☐ ☐

BOND ISSUE

"Do you favor a \$3,000,000 bond issue for the investigation, abatement, clean up and mitigation of uncontrolled hazardous substance sites that pose a hazard to public health, the environment and ground water quality?"

Total Estimated Debt Service of \$3,576,000 of which Principal is \$3,000,000, Estimated Interest at 6.40% over 5 years is \$576,000.

5 YES NO
 ☐ ☐

BOND ISSUE

"Shall a bond issue for the purchase of public lands to provide access for Maine's people and for construction to replace Churchill Dam in the amount of \$19,000,000 be approved?"

Total Estimated Debt Service of \$29,640,000 of which Principal is \$19,000,000, Estimated Interest at 7.00% over 15 years is \$10,640,000.

6 YES NO
 ☐ ☐

BOND ISSUE

"Shall a bond issue be authorized in the amount of \$20,250,000 to build, purchase, plan and renovate correctional facilities and to study future operation needs?"

Total Estimated Debt Service of \$27,712,125 of which Principal is \$20,250,000, Estimated Interest at 6.70% over 10 years is \$7,462,125.

7 YES NO
 ☐ ☐

BOND ISSUE

"Do you favor a \$9,000,000 bond issue for construction of water pollution control facilities?"

Total Estimated Debt Service of \$12,316,500 of which Principal is \$9,000,000, Estimated Interest at 6.70% over 10 years is \$3,316,500.

8 YES NO
 ☐ ☐

BOND ISSUE

"Do you favor a \$5,000,000 bond issue for the restoration and preservation of historic buildings open to the public and needed improvements at state parks and historic sites needed to protect the public health and safety and to provide access for persons with disabilities?"

Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.

9 YES NO
 ☐ ☐

CONSTITUTIONAL AMENDMENT

"Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure payment of mortgage loans for the purpose of encouraging the acquisition, construction, repair or remodeling of housing for Maine citizens?"

KNOX COUNTY

STATE OF MAINE

GENERAL ELECTION

Nominees to be elected at the General Election
November 6, 1990 in
Towns of Union and Washington

SPECIMEN BALLOT

MAKE A CROSS (X) OR A CHECK MARK (✓) IN THE SQUARE AT THE LEFT OF THE NOMINEE FOR WHOM YOU WISH TO VOTE. YOU MAY VOTE FOR A PERSON WHOSE NAME DOES NOT APPEAR ON THE BALLOT BY WRITING IT AND THE PERSON'S MUNICIPALITY OF RESIDENCE IN THE PROPER BLANK SPACE AND MARKING THE SQUARE AT THE LEFT. DO NOT ERASE NAMES.

Vote for ONE FOR UNITED STATES SENATOR

<input type="checkbox"/>	COHEN, WILLIAM S., Bangor	Republican	_____
<input type="checkbox"/>	ROLDE, NEIL, York	Democrat	_____
<input type="checkbox"/>		

Vote for ONE FOR GOVERNOR

<input type="checkbox"/>	ADAM, ANDREW, Augusta	Unenrolled	_____
<input type="checkbox"/>	BRENNAN, JOSEPH E., Portland	Democrat	_____
<input type="checkbox"/>	McKERNAN, JOHN R., Jr., Auburn	Republican	_____
<input type="checkbox"/>		

Vote for ONE FOR REPRESENTATIVE TO CONGRESS

<input type="checkbox"/>	ANDREWS, THOMAS H., Portland	Democrat	_____
<input type="checkbox"/>	EMERY, DAVID F., St. George	Republican	_____
<input type="checkbox"/>		

Vote for ONE FOR STATE SENATOR (District 20)

<input type="checkbox"/>	BARLOW, SHIRLEY, R., Alna	Democrat	_____
<input type="checkbox"/>	HOLLOWAY, MURIEL D., Edgecomb	Republican	_____
<input type="checkbox"/>		

Vote for ONE FOR REPRESENTATIVE to the LEGISLATURE (District 84)

<input type="checkbox"/>	BOWERS, JAMES S., Washington	Democrat	_____
<input type="checkbox"/>	SAVAGE, ELMER N., Union	Republican	_____
<input type="checkbox"/>		

Vote for ONE FOR JUDGE OF PROBATE

<input type="checkbox"/>	EMERY, CAROL R., St. George	Republican	_____
<input type="checkbox"/>	PETERSON, STEVEN C., Camden	Democrat	_____
<input type="checkbox"/>		

Vote for ONE FOR COUNTY TREASURER

<input type="checkbox"/>	CURTIS, PAULINE STEVENS, Rockland	Republican	_____
<input type="checkbox"/>		

Vote for ONE FOR REGISTER OF DEEDS

<input type="checkbox"/>	CRANE, BELLE M., Owls Head	Republican	_____
<input type="checkbox"/>		

Vote for ONE FOR SHERIFF

<input type="checkbox"/>	DAVEY, DANIEL, Warren	Republican	_____
<input type="checkbox"/>		

Vote for ONE FOR DISTRICT ATTORNEY (Prosecutorial District No. 6)

<input type="checkbox"/>	ANDERSON, WILLIAM R., Morrill	Republican	_____
<input type="checkbox"/>		

STATE OF MAINE SPECIMEN BALLOT



General Election, November 6, 1990



The issuing of bonds by the State of Maine is the way in which the State borrows money for purposes designated in the legislation authorizing the issue. The following is a summary of the bonded indebtedness of the State of Maine as of June 30, 1990.

Bonds Outstanding and Unpaid to Mature Through 2008	\$306,275,000
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Total Bonds Authorized But Unissued	\$323,557,637
Total Additional Bonds to be Authorized if Ratified by Voters	\$ 65,750,000
Potential New Estimate of Interest	\$ 24,778,625

When money is borrowed by issuing bonds, the State must repay not only the principal amount of the bonds but interest on the amount as well. The amount of interest to be paid will vary depending upon the rate of interest and the years of maturity at the time of issuance; an estimate of the total interest that may reasonably be expected to be paid on the issues submitted herewith for ratification is \$24,778,625 if the bonds are issued for the full statutory debt retirement period. The total principal and interest to be repaid over the life of the bonds on the issues submitted herewith if ratified is thus estimated to be \$90,528,625. The amount that must be paid in the present fiscal year (July 1, 1990 to June 30, 1991) for debt already outstanding is \$46,055,000 in principal and \$18,786,430 in interest, a total of \$64,841,430.

Samuel Shapiro

Samuel Shapiro
Treasurer of State

Place a cross (X) or a check (✓) in a square at the left of each question for which you desire to vote. A mark in the YES box means you are in favor, a mark in the NO box means you are opposed.

	YES	NO	INITIATIVE QUESTION
1	<input type="checkbox"/>	<input type="checkbox"/>	Do you favor the change in Maine Law that would allow all stores a choice to open on Sunday and certain holidays, provided stores in excess of 5000 square feet of selling space do not require their employees to work on such days proposed by citizen petition?
2	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$4,500,000 bond issue for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests for the establishment, preservation and operation of rail service in Maine?" Total Estimated Debt Service of \$5,364,000 of which Principal is \$4,500,000, Estimated Interest at 6.40% over 5 years is \$864,000.
3	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$5,000,000 bond issue for the correction of major maintenance problems of an emergency nature in public schools?" Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.
4	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$3,000,000 bond issue for the investigation, abatement, clean up and mitigation of uncontrolled hazardous substance sites that pose a hazard to public health, the environment and ground water quality?" Total Estimated Debt Service of \$3,576,000 of which Principal is \$3,000,000, Estimated Interest at 6.40% over 5 years is \$576,000.
5	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Shall a bond issue for the purchase of public lands to provide access for Maine's people and for construction to replace Churchill Dam in the amount of \$19,000,000 be approved?" Total Estimated Debt Service of \$29,640,000 of which Principal is \$19,000,000, Estimated Interest at 7.00% over 15 years is \$10,640,000.
6	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Shall a bond issue be authorized in the amount of \$20,250,000 to build, purchase, plan and renovate correctional facilities and to study future operation needs?" Total Estimated Debt Service of \$27,712,125 of which Principal is \$20,250,000, Estimated Interest at 6.70% over 10 years is \$7,462,125.
7	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$9,000,000 bond issue for construction of water pollution control facilities?" Total Estimated Debt Service of \$12,316,500 of which Principal is \$9,000,000, Estimated Interest at 6.70% over 10 years is \$3,316,500.
8	<input type="checkbox"/>	<input type="checkbox"/>	BOND ISSUE "Do you favor a \$5,000,000 bond issue for the restoration and preservation of historic buildings open to the public and needed improvements at state parks and historic sites needed to protect the public health and safety and to provide access for persons with disabilities?" Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.
9	<input type="checkbox"/>	<input type="checkbox"/>	CONSTITUTIONAL AMENDMENT "Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure payment of mortgage loans for the purpose of encouraging the acquisition, construction, repair or remodeling of housing for Maine citizens?"

State of Maine
Office of
Secretary of State
Augusta, Maine 04333

Dear Citizen,

Ninety years ago "referendum" was the term used by reform movements throughout the world to denote the idea of putting issues directly to the people. Today, referenda and ballot questions allow you, the voter, to directly participate in governmental decision-making.

Because an active and well informed citizenry is vital to any representative form of government, an important part of my job, as Maine's chief elections officer, is to provide Maine citizens with information regarding this fall's Initiative and ballot questions.

Toward this end, my office, the State Treasurer and Attorney General have worked together to provide you with this brochure explaining the upcoming bond issues, proposed constitutional amendment and Initiative. It is our hope that this information will enable you to become better aware of these issues prior to confronting them on November 6, 1990.

This brochure includes the legislative documents pertaining to each proposal, as well as a summary of their intent and content, an explanation of the significance of a vote for or against the measures and the costs involved. I hope that this material will be helpful, and that you will choose to vote in this and every election.

Sincerely,

Bill Diamond

G. WILLIAM DIAMOND
Secretary of State

Initiated Bill

INTENT AND CONTENT

Under current law, the operation of a place of business in Maine on Sundays (except the Sundays between Thanksgiving and Christmas) and certain national holidays is prohibited if the business has more than 5,000 square feet of interior customer selling space or employs more than 5 persons. The law also exempts businesses which fit into one of 31 specified categories, such as restaurants, motor vehicle service stations, pharmacies and sporting goods stores.

This initiated legislation would remove the prohibition (except for Easter Sunday, Thanksgiving Day and Christmas Day) for retail stores of more than 5,000 feet and 5 employees, so long as those stores do not require, as a condition of employment, that their employees work on Sundays.

A "YES" vote approves the initiated legislation.

A "NO" vote disapproves the initiated legislation.

Private & Special Laws, 1989, C. 135

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$4,500,000 to raise funds for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State.

Proceeds from the sale of bonds would be used to acquire rail lines including, but not limited to, the existing rail line from Augusta to Brunswick, the existing Cobbosseecontee Branch of that line in Gardiner, and the existing Rockland-Augusta connector line of that line in Brunswick. The proceeds would be expended under the direction of the State Commissioner of Transportation, who is directed not to assume any labor protection costs in exercising his authority under the Act.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$4,500,000 bond issue for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests.

A "NO" vote disapproves the bond issue.

Private & Special Laws, 1989, C. 131

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$5,000,000 to raise funds to correct major maintenance problems of an emergency nature in public school facilities. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State.

Proceeds from the sale of the bonds would be used for construction or reconstruction at public schools to correct major maintenance problems of an emergency nature having the potential to affect the health and safety of the building occupants, including underground oil tank removal, emergency hazardous material removal and roof replacement. Projects on which construction started on or after July 1, 1988 are eligible. The proceeds would be expended under the direction of the State Commissioner of Education pursuant to rules adopted by her.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$5,000,000 bond issue for the correction of major maintenance problems of an emergency nature in public schools.

A "NO" vote disapproves the bond issue.

Private & Special Laws, 1989, C. 132

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$3,000,000 to raise funds to investigate, abatement, clean up and mitigate threats to the public health and the environment from uncontrolled hazardous substance sites. The bonds would run for a period of not longer than 5 years and would be backed by the full faith and credit of the State.

Proceeds from the sale of the bonds would be used to identify and eliminate threats to public health and the environment from uncontrolled hazardous substance sites, such as public or private disposal areas into which materials which constitute health hazards have been placed. The proceeds would be expended under the direction of the State Commissioner of Environmental Protection.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$3,000,000 bond issue for the investigation, abatement, clean up and mitigation of threats to public health and the environment from uncontrolled hazardous substance sites.

A "NO" vote disapproves the bond issue.

Public Laws, 1989, C. 876

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$19,000,000 to raise funds for the acquisition of land for public purposes and for construction to replace Churchill Dam on the Allagash River. The bonds would run for a period of not longer than 15 years from the date of issue and would be backed by the full faith and credit of the State.

The proceeds of the sale of the bonds would be expended as follows: \$9,500,000 by the Land for Maine's Future Board for sites with outstanding recreational, scenic, natural or wildlife values (\$3,500,000) and for acquisitions of farmland or development rights to farmland to preserve the land for its natural, open space, ecological and aesthetic value (\$1,000,000); \$8,500,000 by the State Department of Inland Fisheries and Wildlife through the Maine Inland Fisheries and Wildlife Fund for land acquisition purposes; and \$1,000,000 by the State Department of Conservation for construction to replace Churchill Dam on the Allagash River.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$19,000,000 bond issue for the acquisition of land for public purposes and construction to replace Churchill Dam.

A "NO" vote disapproves the bond issue.

Private & Special Laws, 1989, C. 133

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$20,250,000 for the construction, planning, purchasing and renovation of correctional facilities. The bonds would run for a period of not longer than 10 years from the date of issue and would be backed by the full faith and credit of the State.

Proceeds from the sale of the bonds would be used to constitute a 100 maximum-security correction facility at South Warren (\$14,250,000); 2 community-based diversion and restitution centers in Androscoggin and Penobscot Counties (\$2,800,000); a 50-bed minimum-security housing unit and improvements to sewerage treatment facilities at the Downeast Correctional Center in Machiasport (\$1,500,000); a 50-bed prerelease center in Cumberland or York Counties (\$1,400,000); and a women's prerelease unit in Hallowell (\$50,000), as well as to plan for the future use of existing or new correctional facilities (\$250,000). The Act would also prohibit the use of the "East Wing Annex" of the Maine State Prison for residential purposes upon occupancy of the proposed South Warren facility, unless the Annex is renovated to meet American Correctional Association standards. The proceeds of the sale of the bonds would be expended under the direction of the State Director of Public Improvements in consultation with the Commissioner of Corrections, who are authorized, with the approval of the Governor, to transfer from one of the authorized projects to another an amount not exceeding \$2,025,000.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$20,250,000 bond issue for the construction, planning, purchasing and renovation of correctional facilities.

A "NO" vote disapproves the bond issue.

Private & Special Laws, 1989, C. 130

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$9,000,000 to raise funds for the construction of water pollution control facilities. The bonds would run for a period of not longer than 10 years and would be backed by the full faith and credit of the State.

Proceeds from the sale of the bonds would be used to construct water pollution control facilities. The proceeds would be expended under the direction of the State Department of Environmental Protection.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$9,000,000 bond issue for the construction of water pollution control facilities.

A "NO" vote disapproves the bond issue.

Private & Special Laws, 1989, C. 129

INTENT AND CONTENT

This Act would authorize the State to issue registered bonds in an amount not to exceed \$5,000,000 to raise funds for the restoration and preservation of historic buildings and for improvements at State park facilities. The bonds would run for a period of not longer than 5 years from the date of issue and would be backed by the full faith and credit of the State.

The proceeds of the sale of the bonds would be expended as follows: \$1,500,000 by the State Historic Preservation Commission for the restoration and preservation of historic buildings which are open to the public; and \$3,500,000 by the State Department of Conservation for the improvement of the public health and safety at facilities under the care of the Bureau of Parks and Recreation, including provision for access for disabled persons at these facilities.

If approved, the bond authorization would take effect 30 days after the Governor's proclamation of the vote.

A statement of the Treasurer describing the financial considerations of this bond issue is published together with this statement.

A "YES" vote approves the authorization of a \$5,000,000 bond issue for the restoration and preservation of historic buildings and for improvements at State park facilities.

A "NO" vote disapproves the bond issue.

Constitutional Resolutions, 1989, C. 2

INTENT AND CONTENT

In order to encourage the availability of affordable housing in the State, the proposed amendment would authorize the Legislature to insure the payment of mortgage loans by Maine citizens in amounts not to exceed \$15,000,000 in the aggregate at any one time, and to appropriate funds and authorize the issuance of bonds on behalf of the State to make such payments as are required by the insurance guarantees. By amending the Constitution, this provision would make it unnecessary for the voters of the State to specially approve either the issuance of the insurance guarantees or the issuance of bonds to cover those guarantees, as is currently required by the Constitution.

A "YES" vote approves the amending of the State Constitution as proposed.

A "NO" vote disapproves the proposed amendment.

KNX

STATE OF MAINE
RETURN OF VOTES CAST
NOVEMBER 6, 1990

938 votes cast
75% voter turn-
out

At the General Election duly called and held in the Municipality of:

Union, voters cast their ballots for the listed candidates. These ballots were received, sorted, counted, and declared in open meeting(s) by the Warden(s). The Clerk recorded the votes as indicated on the attached Specimen Ballot.

NOTE: Record votes in figures, verifying for accuracy. If no votes are cast, write "None" or insert "O". If votes are cast for persons whose names were not printed on the ballot, print the names, and place of residence on the blank spaces provided and record the number of votes opposite each. If needed, use reverse side of return clearly indicating office, name, residence, and number of votes cast.

* Municipal Clerk and Warden must sign two returns.

Attest:

Mary S. Sabins
Municipal Clerk

Mary S. Sabins
Warden

*With two returns, one is filed in clerk's office, and one is sent to Secretary of State.

Form #4 (Rev. 90)

KNOX COUNTY

STATE OF MAINE

GENERAL ELECTION

Nominees to be elected at the General Election
November 6, 1990 in
Towns of Union and Washington

SPECIMEN BALLOT

MAKE A CROSS (X) OR A CHECK MARK (✓) IN THE SQUARE AT THE LEFT OF THE NOMINEE FOR WHOM YOU WISH TO VOTE. YOU MAY VOTE FOR A PERSON WHOSE NAME DOES NOT APPEAR ON THE BALLOT BY WRITING IT AND THE PERSON'S MUNICIPALITY OF RESIDENCE IN THE PROPER BLANK SPACE AND MARKING THE SQUARE AT THE LEFT. DO NOT ERASE NAMES.

Vote for ONE FOR UNITED STATES SENATOR

<input type="checkbox"/> COHEN, WILLIAM S., Bangor	Republican	665
<input type="checkbox"/> ROLDE, NEIL, York	Democrat	257
<input type="checkbox"/>		

Vote for ONE FOR GOVERNOR

<input type="checkbox"/> ADAM, ANDREW, Augusta	Unenrolled	98
<input type="checkbox"/> BRENNAN, JOSEPH E., Portland	Democrat	272
<input type="checkbox"/> McKERNAN, JOHN R., Jr., Auburn	Republican	551
<input type="checkbox"/>		

Vote for ONE FOR REPRESENTATIVE TO CONGRESS

<input type="checkbox"/> ANDREWS, THOMAS H., Portland	Democrat	421
<input type="checkbox"/> EMERY, DAVID F., St. George	Republican	494
<input type="checkbox"/> McCormick, John, Rockport		2
<input type="checkbox"/> Slocum, Anthony, Union		1

Vote for ONE FOR STATE SENATOR (District 20)

<input type="checkbox"/> BARLOW, SHIRLEY, R., Alna	Democrat	269
<input type="checkbox"/> HOLLOWAY, MURIEL D., Edgecomb	Republican	604
<input type="checkbox"/> Slocum, Anthony, Union		1

Vote for ONE FOR REPRESENTATIVE to the LEGISLATURE (District 84)

<input type="checkbox"/> BOWERS, JAMES S., Washington	Democrat	365
<input type="checkbox"/> SAVAGE, ELMER N., Union	Republican	552
<input type="checkbox"/> Slocum, Anthony, Union		1

Vote for ONE FOR JUDGE OF PROBATE

<input type="checkbox"/> EMERY, CAROL R., St. George	Republican	602
<input type="checkbox"/> PETERSON, STEVEN C., Camden	Democrat	276
<input type="checkbox"/>		

Vote for ONE FOR COUNTY TREASURER

<input type="checkbox"/> CURTIS, PAULINE STEVENS, Rockland	Republican	748
<input type="checkbox"/> Lohnes, John, Union		1

Vote for ONE FOR REGISTER OF DEEDS

<input type="checkbox"/> CRANE, BELLE M., Owls Head	Republican	761
<input type="checkbox"/>		

Vote for ONE FOR SHERIFF

<input type="checkbox"/> DAVEY, DANIEL, Warren	Republican	761
<input type="checkbox"/> Blake, Edward, Union		1

Vote for ONE FOR DISTRICT ATTORNEY (Prosecutorial District No. 6)

<input type="checkbox"/> ANDERSON, WILLIAM R., Morrill	Republican	738
<input type="checkbox"/> Parks, Larry, Thomaston		1

KNO.

STATE OF MAINE
RETURN OF VOTES CAST

NOVEMBER 6, 1990

At the Referendum Election duly called and held in the Municipality of:

Union, voters cast their ballots for the listed candidates. These ballots were received, sorted, counted, and declared in open meeting(s) by the Warden(s). The Clerk recorded the votes as indicated on the attached Specimen Ballot.

NOTE: Record votes in figures, verifying for accuracy. If no votes are cast, write "None" or insert "O". If votes are cast for persons whose names were not printed on the ballot, print the names, and place of residence on the blank spaces provided and record the number of votes opposite each. If needed, use reverse side of return clearly indicating office, name, residence, and number of votes cast.

Attest:

Mary S. Sabins
Municipal Clerk

Mary S. Sabins
Warden

*With two returns, one is filed in clerk's office, and one is sent to Secretary of State.

Form #4 (Rev. 90)



STATE OF MAINE
SPECIMEN BALLOT



General Election, November 6, 1990

The issuing of bonds by the State of Maine is the way in which the State borrows money for purposes designated in the legislation authorizing the issue. The following is a summary of the bonded indebtedness of the State of Maine as of June 30, 1990.

Bonds Outstanding and Unpaid to Mature Through 2008	\$306,275,000
Interest to be Repaid on Bonds Issued	93,504,282
Total to be Repaid on Bonds Issued	<u>\$399,779,282</u>
Additional Bonds Authorized But Not Yet Issued	\$222,830,600
Limit of Contingent Bonds Liability Authorized by Constitution and Laws But Unissued	<u>100,727,037</u>
Total Bonds Authorized But Unissued	<u>\$323,557,637</u>
Total Additional Bonds to be Authorized if Ratified by Voters.....	\$ 65,750,000
Potential New Estimate of Interest	\$ 24,778,625

When money is borrowed by issuing bonds, the State must repay not only the principal amount of the bonds but interest on the amount as well. The amount of interest to be paid will vary depending upon the rate of interest and the years of maturity at the time of issuance; an estimate of the total interest that may reasonably be expected to be paid on the issues submitted herewith for ratification is \$24,778,625 if the bonds are issued for the full statutory debt retirement period. The total principal and interest to be repaid over the life of the bonds on the issues submitted herewith if ratified is thus estimated to be \$90,528,625. The amount that must be paid in the present fiscal year (July 1, 1990 to June 30, 1991) for debt already outstanding is \$46,055,000 in principal and \$18,786,430 in interest, a total of \$64,841,430.

Samuel Shapiro

Samuel Shapiro
Treasurer of State

Place a cross (X) or a check (✓) in a square at the left of each question for which you desire to vote. A mark in the YES box means you are in favor, a mark in the NO box means you are opposed.

	YES	NO	INITIATIVE QUESTION
1	<input type="checkbox"/> 403	<input type="checkbox"/> 520	Do you favor the change in Maine Law that would allow all stores a choice to open on Sunday and certain holidays, provided stores in excess of 5000 square feet of selling space do not require their employees to work on such days proposed by citizen petition?
2	<input type="checkbox"/> 516	<input type="checkbox"/> 384	BOND ISSUE "Do you favor a \$4,500,000 bond issue for the acquisition of certain rail lines, rail trackage rights or easements or ancillary rights and interests for the establishment, preservation and operation of rail service in Maine?" Total Estimated Debt Service of \$5,364,000 of which Principal is \$4,500,000, Estimated Interest at 6.40% over 5 years is \$864,000.
3	<input type="checkbox"/> 432	<input type="checkbox"/> 464	BOND ISSUE "Do you favor a \$5,000,000 bond issue for the correction of major maintenance problems of an emergency nature in public schools?" Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.
4	<input type="checkbox"/> 524	<input type="checkbox"/> 373	BOND ISSUE "Do you favor a \$3,000,000 bond issue for the investigation, abatement, clean up and mitigation of uncontrolled hazardous substance sites that pose a hazard to public health, the environment and ground water quality?" Total Estimated Debt Service of \$3,576,000 of which Principal is \$3,000,000, Estimated Interest at 6.40% over 5 years is \$576,000.
5	<input type="checkbox"/> 367	<input type="checkbox"/> 521	BOND ISSUE "Shall a bond issue for the purchase of public lands to provide access for Maine's people and for construction to replace Churchill Dam in the amount of \$19,000,000 be approved?" Total Estimated Debt Service of \$29,640,000 of which Principal is \$19,000,000, Estimated Interest at 7.00% over 15 years is \$10,640,000.
6	<input type="checkbox"/> 396	<input type="checkbox"/> 500	BOND ISSUE "Shall a bond issue be authorized in the amount of \$20,250,000 to build, purchase, plan and renovate correctional facilities and to study future operation needs?" Total Estimated Debt Service of \$27,712,125 of which Principal is \$20,250,000, Estimated Interest at 6.70% over 10 years is \$7,462,125.
7	<input type="checkbox"/> 469	<input type="checkbox"/> 422	BOND ISSUE "Do you favor a \$9,000,000 bond issue for construction of water pollution control facilities?" Total Estimated Debt Service of \$12,316,500 of which Principal is \$9,000,000, Estimated Interest at 6.70% over 10 years is \$3,316,500.
8	<input type="checkbox"/> 448	<input type="checkbox"/> 439	BOND ISSUE "Do you favor a \$5,000,000 bond issue for the restoration and preservation of historic buildings open to the public and needed improvements at state parks and historic sites needed to protect the public health and safety and to provide access for persons with disabilities?" Total Estimated Debt Service of \$5,960,000 of which Principal is \$5,000,000, Estimated Interest at 6.40% over 5 years is \$960,000.
9	<input type="checkbox"/> 391	<input type="checkbox"/> 472	CONSTITUTIONAL AMENDMENT "Shall the Constitution of Maine be amended as proposed by a resolution of the Legislature to insure payment of mortgage loans for the purpose of encouraging the acquisition, construction, repair or remodeling of housing for Maine citizens?"

Tally Sheet Statement
(with instructions)

Tally

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We Mary Sabins and Linda McAllister, election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted 50 ballots in open meeting in Union, Maine Ward 1 Precinct.

Table with columns for Office and Name of Candidate, tally counts (squares), and TOTAL VOTE FOR EACH CANDIDATE. Rows include candidates like Cohen, William S., Rolde, Neil, Adams, Andrew, Brennan, Joseph E., McKernan, John R., Andrews, Thomas H., Emery, David, Barlow, Shirley R., Holloway, Muriel D., Wiles, In Anthony, Brubers, James S., Savage, Elmer N., Wiles, In Anthony, Emery, Carol R., Peterson, Steven C., and Curtis, Pauline Stevens.

Mary Sabins
Election Clerk Counting Ballots
Tallying
Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)

Tally Sheet Statement
(with instructions)

Tally

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We Mary Sabins and Linda M. Bellinder, election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted 50 ballots in open meeting in Union Maine Ward 1 Precinct.

The tally is as follows: (Instructions: Use squares below to tally count — mark by fives as follows: HLL) TOTAL VOTE FOR EACH CANDIDATE

Table with columns for Office and Name of Candidate, tally counts (squares), and Total Vote. Includes entries for John Johnson (Treasurer), Belle M. Crane (Register of Deeds), Daniel Davey (Sheriff), Edward Blake (Sheriff), William Anderson (District Attorney), and Anthony Slocum (Congress).

Mary Sabins
Election Clerk Counting Ballots
Tallying
Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)

Tally Sheet Statement

(with instructions)

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We Mary Sabins and Linda M. Alvarado
(Name) (Name)
election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted
ballots in open meeting in Ward Precinct
(Number in this lot) (Town, City or Plantation)

COUNT IN LOTS OF 50—(USE SQUARES BELOW TO TALLY COUNT—MARK BY FIVES AS FOLLOWS: IIII.)

INITIATIVE QUESTION
QUESTION NO. 1

"YES" Ballots										"NO" Ballots									
21	30	25	23	19	21	22	19	23	16	29	19	26	27	30	26	27	32	26	32
21	20	24	22	20	19	23	20	15		27	29	25	27	29	30	27	31	21	
TOTAL Number of "YES" Ballots 403										TOTAL Number of "NO" Ballots 520									

BOND ISSUE
QUESTION NO. 2

"YES" Ballots										"NO" Ballots									
27	31	24	34	27	26	31	19	30	26	23	18	26	14	19	17	14	29	18	21
31	26	25	28	31	32	27	24	17		18	22	25	19	18	17	23	27	16	
TOTAL Number of "YES" Ballots 516										TOTAL Number of "NO" Ballots 384									

BOND ISSUE
QUESTION NO. 3

"YES" Ballots										"NO" Ballots									
26	19	19	24	22	22	21	15	19	28	24	30	31	25	27	20	25	22	26	19
26	21	20	29	29	24	28	22	18		24	28	29	26	18	25	20	26	15	
TOTAL Number of "YES" Ballots 432										TOTAL Number of "NO" Ballots 464									

BOND ISSUE
QUESTION NO. 4

"YES" Ballots										"NO" Ballots									
30	29	26	25	24	28	29	21	27	34	20	21	24	21	23	14	17	28	19	15
24	23	29	31	29	29	29	33	24		25	25	21	18	17	19	20	16	10	
TOTAL Number of "YES" Ballots 524										TOTAL Number of "NO" Ballots 373									

BOND ISSUE
QUESTION NO. 5

"YES" Ballots										"NO" Ballots									
19	17	16	25	19	21	21	23	19	19	30	31	33	23	29	20	26	26	28	28
19	22	19	22	23	15	20	14	14		29	28	29	24	21	33	28	35	20	
TOTAL Number of "YES" Ballots 367										TOTAL Number of "NO" Ballots 521									

BOND ISSUE
QUESTION NO. 6

"YES" Ballots										"NO" Ballots									
26	19	17	27	21	19	14	16	21	20	24	29	33	20	27	23	33	32	25	28
25	20	21	18	27	20	28	28	15		24	30	28	29	20	28	28	22	17	
TOTAL Number of "YES" Ballots 396										TOTAL Number of "NO" Ballots 500									

BOND ISSUE
QUESTION NO. 7

"YES" Ballots										"NO" Ballots									
30	23	22	25	26	25	20	16	21	29	20	25	27	21	23	17	24	32	24	20
25	25	21	28	27	28	23	30	25		25	25	27	20	19	21	26	17	9	
TOTAL Number of "YES" Ballots 469										TOTAL Number of "NO" Ballots 422									

BOND ISSUE
QUESTION NO. 8

"YES" Ballots										"NO" Ballots									
26	20	23	24	25	29	27	19	24	26	24	27	26	23	23	12	18	28	22	21
22	17	20	32	25	28	25	22	14		26	33	29	16	22	21	23	25	20	
TOTAL Number of "YES" Ballots 448										TOTAL Number of "NO" Ballots 439									

CONSTITUTIONAL AMENDMENT
QUESTION NO. 9

"YES" Ballots										"NO" Ballots									
21	21	19	23	22	20	20	20	14	25	27	28	28	23	26	20	23	28	31	20
22	17	20	20	27	26	20	25	9		24	29	26	23	19	22	28	24	23	
TOTAL Number of "YES" Ballots 391										TOTAL Number of "NO" Ballots 472									

Election Clerk Counting Ballots

Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)

WARRANT FOR SCHOOL ADMINISTRATIVE DISTRICT NO. 40
DISTRICT REFERENDUM

To Andrea Doyle, a resident of School Administrative District No. 40, comprised of the towns of Friendship, Union, Waldoboro, Warren and Washington, in the counties of Lincoln and Knox in the State of Maine.

In the name of the State of Maine, you are hereby ordered to serve upon the municipal clerks of each of the municipalities within said School Administrative District No. 40, namely, the Towns of Friendship, Union, Waldoboro, Warren, and Washington, an attested copy of this warrant. Service shall be in hand and within three (3) days of the date of this warrant. The municipal clerks of the above municipalities shall immediately notify the respective municipal officers, who shall post the following warrant:

REFERENDUM - M.S.A.D. #40, Washington Land Purchase

To Peter Soule, a constable in the Town of Union
in County of Knox

Greetings: In the name of the State of Maine, you are hereby required to notify and warn the Inhabitants of the Town of Union qualified by law to vote in town affairs, to assemble at the New Mun. Bldg., in said Town, on the 15th day of January, 1991, at 10 A.M. o'clock in the morning, to act on the following Articles, to wit:

ARTICLE 1: To choose a moderator to preside at said meeting.

ARTICLE 2: Shall the District appropriate and authorize the School Directors of M.S.A.D. #40 to expend the amount of \$27,000 to purchase fifteen (15) acres of land, more or less, in the town of Washington located adjacent to the Prescott School on Route 220 for school purposes?

Explanation:

Funds being requested are already available in previously approved appropriations. The District School Board of Directors is seeking voter approval to appropriate funds to purchase the 15 acres of land in Washington. If approved by the voters, funds to be used to purchase the property include \$24,000 from the school construction account and \$3,000 from the 1990-91 school operating budget contingency account.

As required by law, voting on Article 2 will be in conformity with Sections 2061 and 2065 of Title 30 of the Maine Revised Statutes, as amended, which is the Australian or secret ballot law, so-called, and voting will be by printed ballot. The polls will be opened immediately after the election of a moderator and will remain open until 6:00 o'clock in the evening on said 15th day of January, 1991.

There shall be a Public Hearing for the purpose of discussing the above stated Article, at Medomak Valley High School on the 8th day of January, 1991, at 7:00 P.M. o'clock in the evening.

Given under our hand this 3rd day of December, 1990.

<u>Beverly Maddipati</u>	<u>Kenneth A. Bunt</u>
<u>David Littlefield</u>	<u>Louise E. Ulbrich</u>
<u>Gay Lewis</u>	<u>James Eaton</u>
<u>Barbara Tang</u>	<u>Elizabeth Woods</u>
<u>Norma L. Jones</u>	<u>Myra M. Amstutz</u>
<u>Elaine L. Johnston</u>	<u>Deja H. Wyllie</u>
<u>Thomas N. Gahmet</u>	<u>Emily Boyd</u>
<u>Josephine Wilmer</u>	

Board of Directors of Maine School Administrative District No. 40

A true copy of the Warrant, attest:

Andrea Doyle
Resident of Maine School Administrative
District No. 40

Countersigned this 11th day of December, 1990 at Union, Maine.

Anthony C. Taylor
Selectman

Selectman

Scott A. Sabers
Selectman

Selectman

David Sumner
Selectman

Selectmen, Town of Union, Maine

A true copy of the Warrant, attest

Peter B. Soule
Peter B. Soule

Constable of Union, Maine

RETURN OF THE WARRANT

Knox County

State of Maine

TO: The Directors of School Administrative District No. 40.

December 4, 1990. Pursuant to the within Warrant, to me, directed, I have served in hand upon the municipal clerk of the Town of Union, an attested copy of this Warrant directing the municipal officers of said Town to call a town meeting at said time and place and for the purposes therein stated.

Ludrea Doyle

To: The Municipal Officers of the Town of Union, Maine

January 4, 1991, ~~1990~~ Pursuant to the within Warrant, directed to me, I have notified and warned the voters of the Town of Union, ME to assemble at said times and places for the purposes therein named, by posting an attested copy of said Warrant, at Gordon's Mkt.,

Selectmen's Office, Camden National Bank, Mic Mac Market.
in said Town, being public and conspicuous places in said Town, on the
4th day of January, 1991.

Peter B. Soule
Peter B. Soule

Penalty for willfully defacing, tearing down, removing or destroying a specimen ballot
FIVE TO ONE HUNDRED DOLLAR FINE

SPECIMEN BALLOT

STATE of MAINE

Articles to be Voted on in the M.S.A.D. #40 District Referendum for the Town of Union, January 15, 1991

Vote "YES" or "NO" by making a cross (X) or a check mark (✓) in the square of your choice at the left of each article. A "YES" vote indicates acceptance of the funding recommendation. A "NO" vote indicates rejection of the funding recommendation.

ARTICLE II

YES	NO	Shall the District appropriate and authorize the School Directors of M.S.A.D. #40 to
<input type="checkbox"/>	<input type="checkbox"/>	expend the amount of \$27,000 to purchase fifteen (15) acres of land, more or less, in
		the town of Washington located adjacent to the Prescott School on Route 220 for school
44	13	purposes?

Explanation

Funds being requested are already available in previously approved appropriations. The District School Board of Directors is seeking voter approval to appropriate funds to purchase the 15 acres of land in Washington. If approved by the voters, funds to be used to purchase the property include \$24,000 from the school construction account and \$3,000 from the 1990-91 school operating budget contingency account.

A True Tally of the 57 votes cast in the SAD #40 referendum election held January 15, 1991.

Attest: Mary S. Sabins
Mary Sabins, Town Clerk

(MODERATOR'S OATH)

State of Maine

..... Union, Maine,

..... January 15, 19..91

I, Linda McAllister, do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

..... *Linda L. McAllister*
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

..... Union, Maine,

..... January 15, 19..91

Subscribed and sworn to Linda L. McAllister.

Before me, *Mary S. Sabins*
Mary S. Sabins Title.

Linda M.

232-6

Linda M. Winter

232-7

OFFICIAL RECEIPT FOR BALLOTS

S.A.D. # 40 - REFERENDUM ELECTION

REFERENDUM ELECTION BALLOTS

We, hereby, certify that on January 15, 1991, we received from Mary Sabins, Town Clerk, one package total of which is said to contain 600 regular ballots for use at the SAD #40 Referendum Election.

Signed: Union Election Clerks:

Mary L. Smith
Nancy B. Aho



Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458

February 8, 1991

Board of Selectmen
Town of Union
P. O. Box 186
Union, ME. 04862

Gentlemen:

Enclosed herewith is an Application for a Pole Location for the Town of Union.

Please sign the original copy and return the same to this office after the Town Clerk has completed the section designated also. The second copy is for your records.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml

Enc.

cc: W.O. #31-3156



Town Copy

CENTRAL MAINE POWER COMPANY

Form 4501
Rev. 11/90

PROJECT: 31-3156

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and Continental Telephone Co. jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said ~~City~~ Town as described below:

(See reverse side)

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the ~~City/Town~~ stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

Continental Telephone Co.

By: Frank T. Skelton Date: 2/8/91

By: Mavis Leach Date: 2-13-91

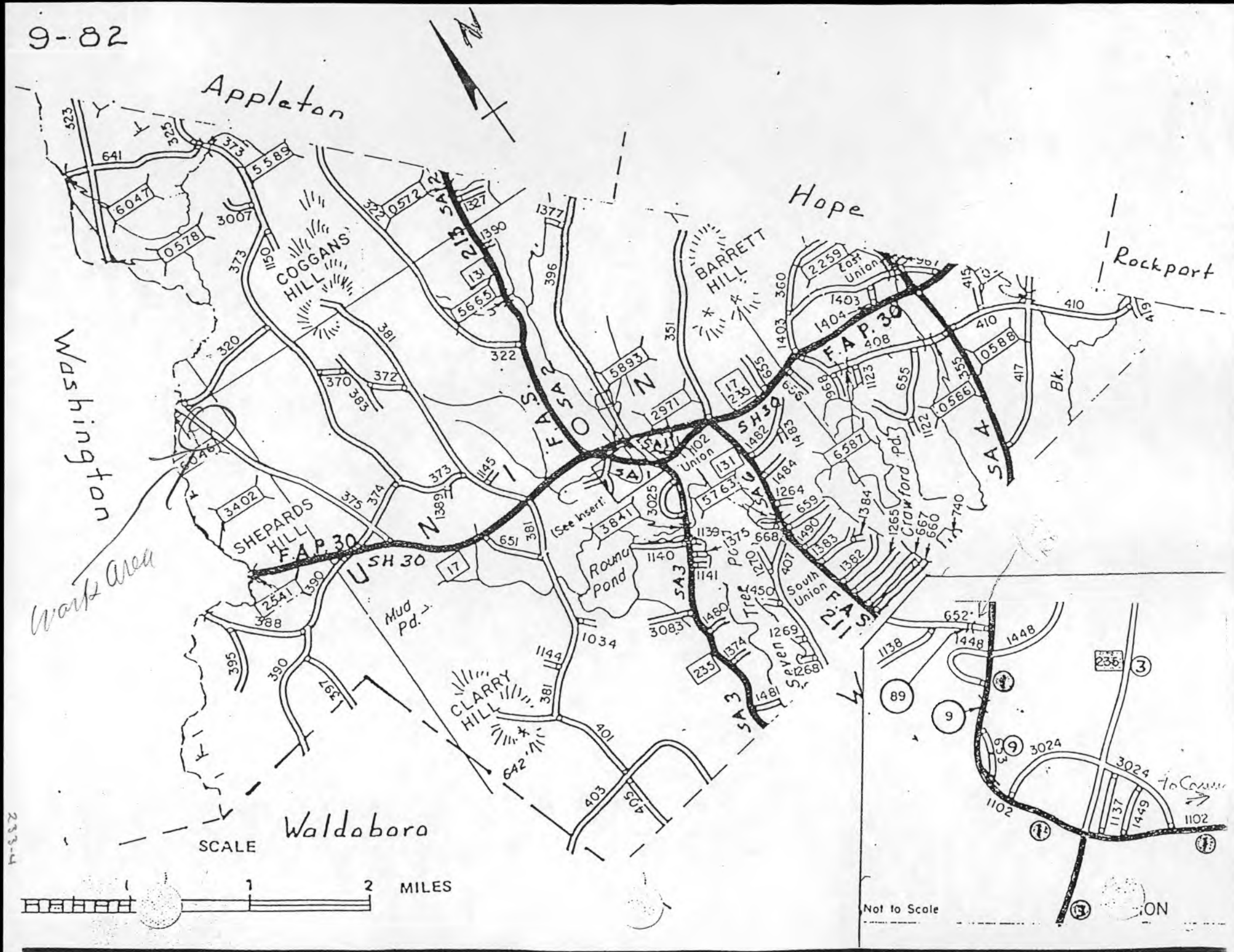
SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Oxon
STREET Shepard's Hill
DATE 10-24-90 BY L De Ann

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line Dept at C.M.P. Tel 594-1090. Pole spans shown are approximate.

Feet Behind Curb	Feet Behind Guard Rail	Feet to ϕ Traveled Way	Pole No.	Highway Limits	Feet Behind Curb	Feet Behind Guard Rail	Feet to ϕ Traveled Way	Pole No.	Highway Limits
		25		X					
		25		250 X					
		25	34	295 X					
		25	33	165 X					
existing		32		300 X					
INVA 375 SHAPARDS HILL RD ↓ Approx 1.75 Miles ↓ F19P30 SH30 Route 17									

9-82



POLE LOCATION PERMIT

PROJECT 31-3156
SHC _____

UPON THE APPLICATION of Central Maine Power Company and Continental Telephone Co dated by Central Maine Power Company October 24, 1990 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine Power Company and Continental Tel. Co., or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the City/Town of Union, approximately as follows:

Starting at existing Central Maine Power Company Pole #32 on Shepards Hill Road and extending in a northerly direction along the said Shepards Hill Road on a line of four (4) poles, approximately one thousand ten (1,010) feet, as now staked to proposed Central Maine Power Company Pole #36 as shown on sketch submitted with this application marked Project #31-3156, dated October 24, 1990.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Anthony C. Taylor
Sgt A Salinger
David Sumner Municipal Officers

Union, Maine
Feb 26, 1991

Office of the Town Clerk
Received and Recorded in Book 20, Page 233

Attest Mary S. Sabers
Clerk



Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458

February 12, 1991

Board of Selectmen
Town of Union
P. O. Box 186
Union, ME 04862

Gentlemen:

Enclosed for your Town Records is an Application for a Pole Location Permit for the Town of Union.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml
Enc.
cc: W.O. #31-3044



TOWN COPY

CENTRAL MAINE POWER COMPANY

Form 4501
Rev. 11/90

PROJECT: 31-3044

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☒ State Department of Transportation

☐ City

☐ Town of _____, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and Continental Telephone Co. jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

Starting at existing Central Maine Power Company Pole #37 on East Union Road and extending in a southerly direction across the East Union Road on a line of one (1) Pole #37S, approximately eighty (80) feet, dated January 28, 1991.

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☒ Public Notice of this Application has been given by publishing the text of the same

in Courier-Gazette

on February 19, 1991

☐ Not published



CENTRAL MAINE POWER COMPANY

CONTINENTAL TELEPHONE COMPANY

By: Frank J. Skelton Date: 2/12/91

By: Mavis Leathers Date: 2-13-91

234.4

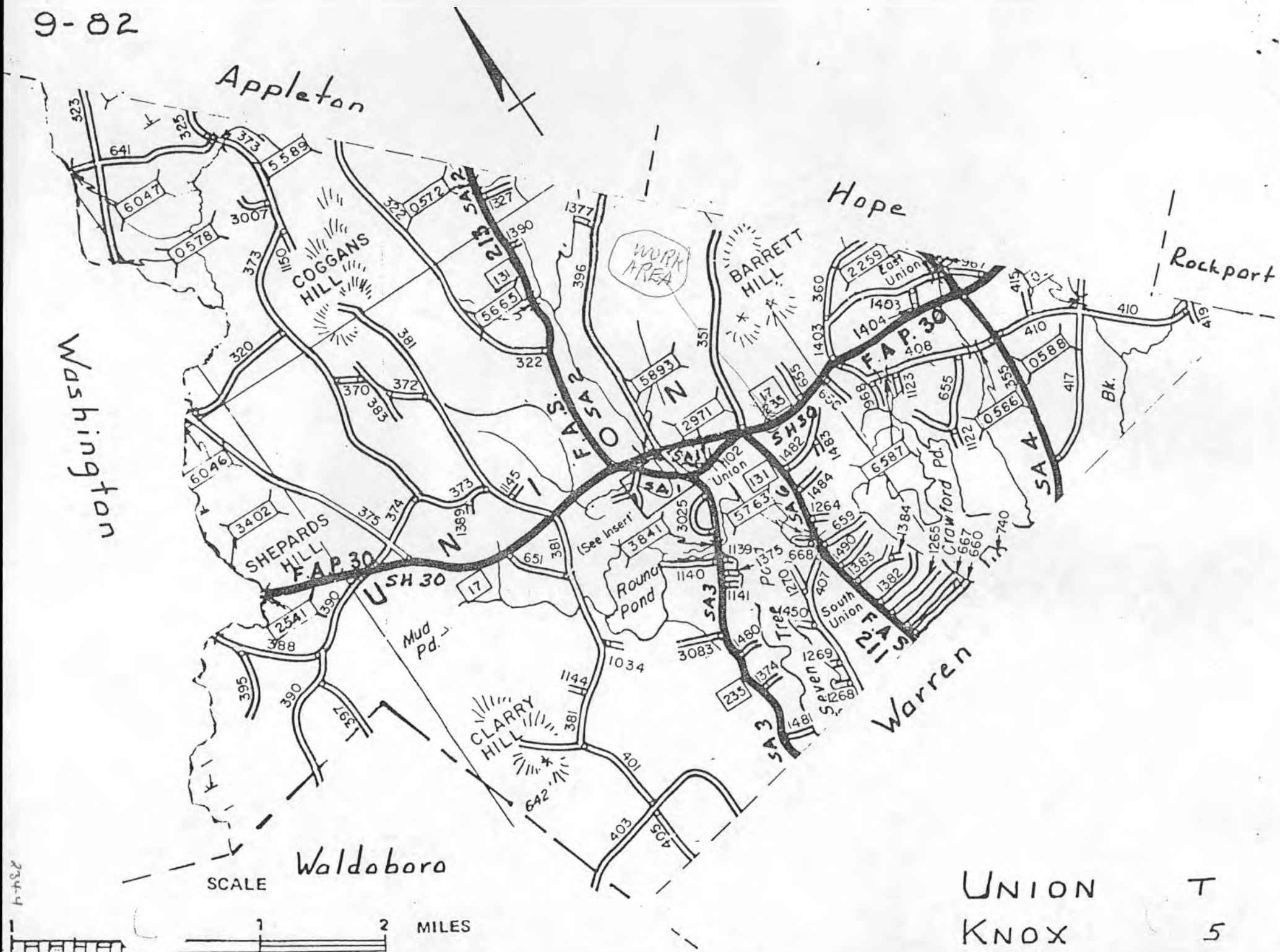
1

SCALE

Waldoboro

UNION
KNOX

T
5



TOWN OF UNION

RULES AND REGULATIONS RESTRICTING HEAVY LOADS ON CLOSED WAYS

SUMMARY: The following rules and regulations restrict heavy loads on posted Town Roads from November 15 to June 1, pursuant to the Department's authority under Title 29 M.R.S.A.

1. DEFINITIONS

A. The definitions contained in Title 29, Section 1 of the Maine Revised Statutes Annotated shall govern the construction of the words contained in this regulation.

B. Gross weight is the combined weight of the vehicle and its load.

C. Special Mobile Equipment. "Special mobile equipment" shall mean every self-propelled vehicle not designed or used primarily for the transportation of persons or property but which is operated over the highways, including road construction or maintenance machinery, ditch-digging apparatus, stone crushers, air compressors, power shovels, cranes, graders, rollers, trucks used only as snowplows and for carrying sand for ballast only, well drillers and wood-sawing equipment used for hire. This enumeration shall be deemed partial and shall not operate to exclude other such vehicles which are within the general terms of this section.

2. DESIGNATED CLOSED WAYS

In order to prevent excessive damage to Town Roads, the Road Commissioner may close all or part of a roadway to heavy vehicles during any time from November 15 to June 1. No vehicles shall travel over closed ways except those permitted by this regulation.

3. NOTICE

Notice shall be given by erecting at each end of the closed roadway a poster indicating the following: (1) the date of the posting, (2) a description of the roadway closed, (3) a summary of the vehicle exempt from the closing, (4) the name of the Division Engineer and (5) statutory and regulatory references.

4. EXEMPTION - FROZEN ROADWAYS

This regulation shall not apply to any closed roadway which is solidly frozen. The roadway is considered "solidly frozen" only when the air temperature is 32 degrees Fahrenheit or below and no water is showing in the cracks of the road. Both conditions must be met.

5. EXEMPT VEHICLES

The following vehicles are exempt from this regulation:

- A. Any vehicle or combination of vehicles registered for a gross weight of 23,000 pounds or less.
- B. Any vehicle or combination of vehicles registered for a gross weight in excess of 23,000 pounds and travelling without a load other than tools or equipment necessary for proper operation of the vehicle. This exemption does not apply to the special mobile equipment. It shall be a defense to a violation of the sub-section if the combined weight of any vehicle or combination of vehicles registered for a gross weight in excess of 23,000 pounds and its load is in fact less than 23,000 pounds.
- C. Town of Union roadway maintenance vehicle or vehicles under the direction of a public jurisdiction with the permission of the Road Commissioner engaged in emergency maintenance of public roadways or appurtenances thereto.
- D. Passenger cars, pickup trucks, emergency vehicles school buses and vehicles with three axles or less under the direction of a public utility and engaged in plant maintenance or repair.
- E. Any vehicle transporting home heating fuel (oil, gas, coal, stove size wood) to a private consumer, gasoline, groceries, bulk milk, bulk feed, solid waste, rubbish or medical gases may apply for an exemption certificate. These vehicles must be registered in excess of 23,000 pounds and must be carrying a partial load with a weight equal to or less than that indicated on an exemption certificate issued by the Town of Union. Applicants for an exemption certificate must present a certified weigh slip for empty weight of the unloaded vehicle as a prerequisite to obtaining an exemption certificate.
- F. Any combination vehicle of five axles or more weighing 80,000 pounds gross or less hauling perishable products. A permit issued by the Town of Union shall accompany any load of perishable products.
- G. The Road Commissioner, at his discretion, may allow heavy loads over posted roadways involving singular, non-recurring moves. Such permission shall be made in writing and shall accompany the vehicle at all times.

6. PROCEDURE FOR OBTAINING PERMITS AND EXEMPTIONS FOR THE
USE OF SEASONALLY POSTED ROADWAYS.

All requests for exemption and/or necessary permits must be made to the Road Commissioner at his office at the Town Garage by appointment only. Applicants may schedule an appointment by calling 785-3411.

EFFECTIVE DATE: February 26, 1991

SIGNED:

Anthony C. Taylor
ANTHONY C. TAYLOR

Scot A. Sabins
SCOT A. SABINS

David M. Simmons
DAVID M. SIMMONS

SHORELAND ZONING ORDINANCE
FOR THE TOWN OF UNION, MAINE

March 1991

SHORELAND ZONING ORDINANCE
FOR THE TOWN OF UNION, MAINE

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SECTION 1. PURPOSES

The purposes of this Ordinance are to further the maintenance of safe and healthful conditions; to prevent and control water pollution; to protect fish spawning grounds, aquatic life, bird and other wildlife habitat; to protect buildings and land from flooding and accelerated erosion; to protect archaeological and historic resources; to protect freshwater wetlands; to control building sites, placement of structures, and land uses; to conserve shore cover, and visual as well as actual points of access to inland waters; to conserve natural beauty and open space; and to anticipate and respond to the impacts of development in shoreland areas.

SECTION 2. AUTHORITY

This Ordinance has been prepared in accordance with the provisions of Title 38, Sections 435-449, of the Maine Revised Statutes Annotated (M.R.S.A.).

SECTION 3. APPLICABILITY

This Ordinance applies to all land areas within two hundred fifty (250) feet, horizontal distance, of the normal high water line of any great pond or river; within two hundred fifty (250) feet, horizontal distance, of the upland edge of a freshwater wetland; and within seventy-five (75) feet, horizontal distance, of the normal high water line of a stream. This Ordinance also applies to any structure built on, over, or abutting a dock, wharf, or pier extending beyond the normal high water line of a water body or within a wetland.

SECTION 4. EFFECTIVE DATE AND REPEAL OF FORMERLY ADOPTED ORDINANCE

This Ordinance, which was adopted by the Town of Union on March 11, 1991, shall not be effective unless approved by the Board of Environmental Protection. A certified copy of the Ordinance, attested and signed by the Municipal Clerk, shall be forwarded to the Board of Environmental Protection for approval. If the Board of Environmental Protection fails to act on this Ordinance within forty-five (45) days of its receipt of the Ordinance, it shall be deemed approved. Upon approval of this Ordinance, the Shoreland Zoning Ordinance previously adopted on June 30, 1974, is hereby repealed.

Any application for a permit submitted to the municipality within the forty-five (45) day period shall be governed by the terms of this Ordinance if the Ordinance is approved by the Board of Environmental Protection.

SECTION 5. AVAILABILITY

A certified copy of this Ordinance shall be filed with the Municipal Clerk and shall be accessible to any member of the public. Copies shall be made available to the public at reasonable cost at the expense of the person making the request. Notice of availability of this Ordinance shall be posted.

SECTION 6. SEVERABILITY

Should any section or provision of this Ordinance be declared by the courts to be invalid, such decision shall not invalidate any other section or provision of the Ordinance.

SECTION 7. CONFLICTS WITH OTHER ORDINANCES

Whenever a provision of this Ordinance conflicts with or is inconsistent with another provision of this Ordinance or of any other ordinance, regulation, or statute, the more restrictive provision shall control.

SECTION 8. AMENDMENTS

This Ordinance may be amended by majority vote of the legislative body. Copies of amendments, attested and signed by the Municipal Clerk, shall be submitted to the Board of Environmental Protection following adoption by the municipal legislative body and shall not be effective unless approved by the Board of Environmental Protection. If the Board of Environmental Protection fails to act on any amendment within forty-five (45) days of the Board's receipt of the amendment, the amendment is automatically approved. Any application for a permit submitted to the municipality within the forty-five (45) day period shall be governed by the terms of the amendment, if such amendment is approved by the Board.

SECTION 9. DISTRICTS AND ZONING MAP

A. Official Shoreland Zoning Map

The areas to which this Ordinance is applicable are hereby divided into the following districts as shown on the Official Shoreland Zoning Map which is made a part of this Ordinance:

1. Resource Protection
2. Limited Residential
3. Limited Commercial
4. Stream Protection

B. Scale of Map

The Official Shoreland Zoning Map is drawn at a scale of 1 inch = 1,000 feet. District boundaries are clearly delineated and a legend indicating the symbols for each district is placed on the map.

C. Certification of Official Shoreland Zoning Map

The Official Shoreland Zoning Map shall be certified by the attested signature of the Municipal Clerk and shall be located in the municipal office.

D. Changes to the Official Shoreland Zoning Map

If amendments, in accordance with Section 8, are made in the district boundaries or other matter portrayed on the Official Shoreland Zoning Map, such changes shall be made on the Official Shoreland Zoning Map within thirty (30) days after the amendment has been approved by the Board of Environmental Protection.

SECTION 10. INTERPRETATION OF DISTRICT BOUNDARIES

Unless otherwise set forth on the Official Shoreland Zoning Map, district boundary lines are property lines, the centerlines of streets, roads, and rights of way, and the boundaries of the shoreland area as defined herein. Where uncertainty exists as to the exact location of district boundary lines, the Board of Appeals shall be the final authority as to location.

SECTION 11. LAND USE REQUIREMENTS

Except as hereinafter specified, no building, structure, or land shall hereafter be used or occupied, and no building or structure or part thereof shall hereafter be erected, constructed, expanded, moved, or altered, and no new lot shall be created except in conformity with all of the regulations herein specified for the district in which it is located, unless a variance is granted.

SECTION 12. NONCONFORMANCE

A. Purpose

It is the intent of this Ordinance to promote land use conformities, except that nonconforming conditions that existed before the effective date of this ordinance shall be allowed to continue, subject to the requirements set forth in this section.

B. General

1. Transfer of Ownership. Nonconforming structures, lots, and uses may be transferred, and the new owner may continue the nonconforming use or continue to use the nonconforming structure or lot, subject to the provisions of this Ordinance.
2. Repair and Maintenance. This Ordinance allows, without a permit, the normal upkeep and maintenance of nonconforming uses and structures, including repairs or renovations which do not involve expansion of the nonconforming use or structure, and such other changes in a nonconforming use or structure as federal, state, or local building and safety codes may require.

C. Nonconforming Structures

1. Expansions. A nonconforming structure may be added to or expanded after obtaining a permit from the same permitting authority as that for a new structure, if such addition or expansion does not increase the nonconformity of the structure.

Further limitations:

- a. After January 1, 1989, if any portion of a structure is less than the required setback from the normal high water line of a water body or upland edge of a wetland, that portion of the structure shall not be expanded in floor area or volume, by thirty (30) percent or more, during the lifetime of the structure.
- b. Construction or enlargement of a foundation beneath the existing structure shall not be considered an expansion of the structure provided that the structure and new foundation are placed such that the setback requirement is met to the greatest practical extent as determined by the Planning Board, basing its decision on the criteria specified in Subsection 2. Relocation, below; that the completed foundation does not extend beyond the exterior dimensions of the structure; and that the foundation does not cause the structure to be elevated by more than three (3) additional feet.
- c. No structure which is less than the required setback from the normal high water line of a water body, tributary stream, or upland edge of a wetland shall be expanded toward the water body, tributary stream, or wetland.

2. Relocation. A nonconforming structure may be relocated within the boundaries of the parcel on which the structure is located provided that the site of relocation conforms to all setback requirements to the greatest practical extent as determined by the Planning Board and provided that the applicant demonstrates that the present subsurface sewage disposal system meets the requirements of State law and the State of Maine Subsurface Wastewater Disposal Rules (Rules), or that a new system can be installed in compliance with the law and said Rules. In no case shall a structure be relocated in a manner that causes the structure to be more nonconforming.

In determining whether the building relocation meets the setback to the greatest practical extent, the Planning Board shall consider the size of the lot, the slope of the land, the potential for soil erosion, the location of other structures on the property and on adjacent properties, the location of the septic system and other on-site soils suitable for septic systems, and the type and amount of vegetation to be removed to accomplish the relocation.

3. Reconstruction or Replacement. Any nonconforming structure which is located less than the required setback from the normal high water line of a water body, tributary stream, or upland edge of a wetland and which is removed, damaged, or destroyed by more than fifty (50) percent of the market value of the structure before such damage, destruction, or removal may be reconstructed or replaced provided that a permit is obtained within one (1) year of the date of said damage, destruction, or removal and provided that such reconstruction or replacement is in compliance with the water setback requirement to the greatest practical extent as determined by the Planning Board in accordance with the purposes of this Ordinance. In no case shall a structure be reconstructed or replaced so as to increase its nonconformity.

Any nonconforming structure which is damaged or destroyed by fifty (50) percent or less of the market value of the structure, excluding normal maintenance and repair, may be reconstructed in place with a permit from the Code Enforcement Officer.

In determining whether the building reconstruction or replacement meets the water setback to the greatest practical extent, the Planning Board shall consider, in addition to the criteria in Paragraph 2. above, the physical condition and type of foundation present, if any.

4. Change of Use of a Nonconforming Structure. The use of a nonconforming structure may not be changed to another use unless the Planning Board, after receiving a written application, determines that the new use will have no greater adverse impact on the water body or wetland or on the subject or adjacent properties and resources than the existing use.

In determining that no greater adverse impact will occur, the Planning Board shall require written documentation from the applicant regarding the probable effects on public health and safety, erosion and sedimentation, water quality, fish and wildlife habitat, vegetative cover, visual and actual points of public access to waters, natural beauty, flood plain management, archaeological and historic resources, and other functionally water-dependent uses.

D. Nonconforming Uses

1. Expansions. Expansions of nonconforming uses are prohibited, except that nonconforming residential uses may, after obtaining a permit from the Planning Board, be expanded within existing residential structures or within expansions of such structures as permitted in Section 12.C.1.a. above.
2. Resumption Prohibited. A lot, building, or structure in or on which a nonconforming use is discontinued for a period exceeding one (1) year, or which is superseded by a conforming use, may not again be devoted to a nonconforming use except that the Planning Board may, for good cause shown by the applicant, grant up to a one-year extension to that time period. This provision shall not apply to the resumption of a use of a residential structure provided that the structure has been used or maintained for residential purposes during the preceding five (5) year period.
3. Change of Use. An existing nonconforming use may be changed to another nonconforming use provided that the proposed use has no greater adverse impact on the subject and adjacent properties and resources than the former use, as determined by the Planning Board. The determination of no greater adverse impact shall be made according to criteria listed in Section 12.C.4. above.

E. Nonconforming Lots

1. Nonconforming Lots. A nonconforming lot of record as of the effective date of this Ordinance or amendment thereto may be built upon, without the need for any other lot in the same ownership, and that all

provisions of this Ordinance except lot size and frontage can be met. Variances relating to setback or other requirements not involving lot size or frontage shall be obtained by action of the Board of Appeals.

2. Contiguous Built Lots. If two or more contiguous lots or parcels are in a single or joint ownership of record at the time of adoption of this Ordinance, if all or part of the lots do not meet the dimensional requirements of this Ordinance, and if a principal use or structure exists on each lot, the nonconforming lots may be conveyed separately or together, provided that the State Minimum Lot Size Law and Subsurface Wastewater Disposal Rules are complied with.

If two or more principal uses or structures existed on a single lot of record on the effective date of this Ordinance, each may be sold on a separate lot provided that the above-referenced law and rules are complied with. When such lots are divided, each lot thus created must be as conforming as possible to the dimensional requirements of this Ordinance.

3. Contiguous Lots--Vacant or Partially Built. If two or more contiguous lots or parcels are in single or joint ownership of record at the time of or since adoption or amendment of this Ordinance, if any of these lots do not individually meet the dimensional requirements of this Ordinance or subsequent amendments, or if one or more of the lots are vacant or contain no principal structure, the lots shall be combined to the extent necessary to meet the dimensional requirements.

SECTION 13. ESTABLISHMENT OF DISTRICTS

A. Resource Protection District

The Resource Protection District includes areas in which development would adversely affect water quality, productive habitat, biological ecosystems, or scenic and natural values. This district shall include the following areas when they occur within the limits of the shoreland zone, exclusive of the Stream Protection District, except that areas which are currently developed and areas which meet the criteria for the Limited Commercial District need not be included within the Resource Protection District.

1. Areas within two hundred fifty (250) feet, horizontal distance, of the upland edge of freshwater wetlands and wetlands associated with great ponds and rivers, which are rated "moderate" or "high" value by the Maine Department of Inland Fisheries and Wildlife as of January 1, 1973.

NOTE: The Natural Resources Protection Act, Title 38, Sections 480-A through 480-S, requires the Department of Environmental Protection to designate areas of "significant wildlife habitat". Significant wildlife habitat includes habitat for species appearing on the official state or federal lists of endangered or threatened species; high and moderate value deer wintering areas and travel corridors as defined by the Department of Inland Fisheries and Wildlife; high and moderate value waterfowl and wading bird habitats, including nesting and feeding areas as defined by the Department of Inland Fisheries and Wildlife; critical spawning and nursery areas of Atlantic sea run salmon as defined by the Atlantic Sea Run Salmon Commission; and shorebird nesting, feeding, and staging areas and seabird nesting islands as defined by the Department of Inland Fisheries and Wildlife.

2. Flood plains along rivers and flood plains along artificially formed great ponds along rivers, defined by the 100-year flood plain as designated on the Federal Emergency Management Agency's (FEMA) Flood Insurance Rate Maps or Flood Hazard Boundary Maps, or the flood of record, or in the absence of these by soil types identified as recent flood plain soils.
3. Areas of two or more contiguous acres with sustained slopes of twenty (20) percent or greater.
4. Areas of two or more contiguous acres supporting wetland vegetation and hydric soils, which are not part of a freshwater wetland as defined and which are not surficially connected to a water body during normal spring high water.
5. Land areas along rivers subject to severe bank erosion, undercutting, or river bed movement and lands adjacent to waters which are subject to severe erosion or mass movement, such as steep bluffs.
6. Also, the following other areas which have been recommended for protection in the Comprehensive Plan:
 - a. Other important wildlife habitat;
 - b. Natural sites of significant scenic or esthetic value;
 - c. Areas designated by federal, state, or municipal governments as natural areas of significance to be protected from development; and

- d. Other significant areas which should be included in this district to fulfill the purposes of this Ordinance, such as, but not limited to, existing public access areas and certain significant archaeological and historic sites deserving of long-term protection as determined by the municipality after consultation with the Maine Historic Preservation Commission.

B. Limited Residential District

The Limited Residential District includes those areas suitable for residential and recreational development. It includes areas other than those in the Resource Protection District, or Stream Protection District, and areas which are used less intensively than those in the Limited Commercial District.

C. Limited Commercial District

The Limited Commercial District includes areas of mixed, light commercial, and residential uses, exclusive of the Stream Protection District, which should not be developed intensively. This district includes areas of two or more contiguous acres in size devoted to a mix of residential and low intensity business and commercial uses. Industrial uses are prohibited.

D. Stream Protection District

The Stream Protection District includes all land areas within seventy-five (75) feet, horizontal distance, of the normal high water line of a stream, exclusive of those areas within two hundred fifty (250) feet, horizontal distance, of the normal high water line of a great pond, river, or saltwater body, or within two hundred fifty (250) feet, horizontal distance, of the upland edge of a freshwater wetland. Where a stream and its associated shoreland areas is located within two hundred fifty (250) feet, horizontal distance, of the above water bodies or wetlands, that land area shall be regulated under the terms of the shoreland district associated with that water body or wetland.

SECTION 14. TABLE OF LAND USES

All land use activities, as indicated in Table 1, Land Uses in the Shoreland Zone, shall conform with all of the applicable land use standards in Section 15. The district designation for a particular site shall be determined from the Official Shoreland Zoning Map.

TABLE 1. LAND USES IN THE SHORELAND ZONE

	<u>SP</u>	<u>DISTRICTS</u>		<u>LC</u>
		<u>RP</u>	<u>LR</u>	
Nonintensive recreational uses not requiring structures such as hunting, fishing, and hiking	YES	YES	YES	YES
Motorized vehicular traffic on existing roads and trails	YES	YES	YES	YES
Forest management activities, except for timber harvesting	YES	YES	YES	YES
Timber harvesting	YES	CEO(1)	YES	YES
Clearing of vegetation for approved construction and other allowed uses	CEO	CEO(1)	YES	YES
Fire prevention activities	YES	YES	YES	YES
Wildlife management practices	YES	YES	YES	YES
Soil and water conservation practices	YES	YES	YES	YES
Mineral exploration	NO	NO	CEO	CEO
Mineral extraction, including sand and gravel	NO	NO	PB	PB
Surveying and resource analysis	YES	YES	YES	YES
Emergency operations	YES	YES	YES	YES
Agriculture	YES	PB	YES	YES
Principal structures and uses				
A. One and two-family residential	PB(2)	NO	PB	PB
B. Multi-unit residential	NO	NO	PB	PB
C. Commercial	NO	NO	NO	PB
D. Industrial	NO	NO	NO	NO
E. Governmental and institutional	NO	NO	NO	PB
F. Small nonresidential facilities for educational, scientific, or nature interpretation purposes	PB(2)	PB	CEO	CEO
Structures accessory to allowed uses	PB(2)	PB	CEO	CEO
Piers, docks, wharfs, bridges, and other structures and uses extending over or below the normal high water line or within a wetland				
A. Temporary	CEO	CEO	CEO	CEO
B. Permanent	PB	PB	PB	PB
Conversions of seasonal residences to year-round residences	PB(LPI)	NO	PB(LPI)	PB(LPI)
Home occupations	PB	NO	PB	CEO
Private sewage disposal systems for allowed uses	PB(LPI)	NO	PB(LPI)	PB(LPI)
Essential services	NO	NO	PB	PB
Service drops, as defined, to allowed uses	YES	YES	YES	YES
Public and private recreational areas involving minimal structural development	PB	PB	PB	CEO

	<u>DISTRICTS</u>			
	<u>SP</u>	<u>RP</u>	<u>LR</u>	<u>LC</u>
Individual, private campsites	CEO	PB	CEO	CEO
Campgrounds	NO	NO	PB	PB
Road and driveway construction	PB	NO	PB	PB
Parking facilities	NO	NO	PB	PB
Marinas	PB	NO	PB	PB
Filling and earthmoving of less than 10 cubic yards	CEO	CEO	YES	YES
Filling and earthmoving of more than 10 cubic yards	PB	PB	CEO	CEO
Signs	CEO	PB	CEO	CEO
Uses similar to allowed uses	CEO	CEO	CEO	CEO
Uses similar to uses requiring a CEO permit	CEO	CEO	CEO	CEO
Uses similar to uses requiring a PB permit	PB	PB	PB	PB

KEY:

- (1) In RP, not permitted within seventy-five (75) feet of the normal high water line of great ponds, except to remove safety hazards.
- (2) Provided that a variance from the setback requirement is obtained from the Board of Appeals.

RP - Resource Protection

LR - Limited Residential

LC - Limited Commercial

SP - Stream Protection

YES - Allowed. No permit required but the use must comply with all applicable land use standards.

NO - Prohibited.

PB - Requires permit issued by the Planning Board.

CEO - Requires permit issued by the Code Enforcement Officer.

LPI - Requires permit issued by the Local Plumbing Inspector.

NOTE: A person performing any of the following activities shall require a permit from the Department of Environmental Protection, pursuant to Title 38 M.R.S.A., Section 480-C, if the activity occurs in, on, over, or adjacent to any freshwater wetland, great pond, river, stream, or brook, and operates in such a manner that material or soil may be washed into them:

- A. Dredging, bulldozing, removing, or displacing soil, sand, vegetation, or other materials;
- B. Draining or otherwise dewatering;
- C. Filling, including adding sand or other material to a sand dune; or
- D. Any construction or alteration of any permanent structure.

SECTION 15. LAND USE STANDARDS

All land use activities within the shoreland zone shall conform with the following provisions, if applicable.

A. Minimum Lot Standards

1.	Minimum Lot Area (sq. ft.)	Minimum Shore Frontage (ft.)
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Residential per dwelling unit

a. Within the shoreland zone adjacent to non-tidal areas	60,000	200
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Governmental, institutional, commercial, or industrial per principal structure

a. Within the shoreland zone adjacent to non-tidal areas	60,000	300
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Public and private recreational facilities

a. Within the shoreland zone adjacent to non-tidal areas	60,000	200
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- 2. Land below the normal high water line of a water body or upland edge of a wetland and land beneath roads serving more than two (2) lots shall not be included toward calculating minimum lot area.

- 3. Lots located on opposite sides of a public or private road shall be considered each a separate tract or parcel of land unless such road was established by the owner of land on both sides thereof after September 22, 1971.

4. The minimum width of any portion of any lot within one hundred (100) feet, horizontal distance, of the normal high water line of a water body or upland edge of a wetland shall be equal to or greater than the shore frontage requirement for a lot with the proposed use.
5. If more than one residential dwelling unit or more than one principal commercial or industrial structure is constructed on a single parcel, all dimensional requirements shall be met for each additional dwelling unit or principal structure.

B. Principal and Accessory Structures

1. All new principal and accessory structures shall be set back at least one hundred (100) feet from the normal high water line of great ponds classified GPA and rivers that flow to great ponds classified GPA, and seventy-five (75) feet from the normal high water line of other water bodies, tributary streams, or the upland edge of a wetland.

In addition:

- a. The water body or wetland setback provision shall neither apply to structures which require direct access to the water as an operational necessity, such as retaining walls, nor to other functionally water-dependent uses.
 - b. All principal structures along Significant River Segments as listed in Title 38 M.R.S.A., Section 437, shall be set back a minimum of one hundred twenty-five (125) feet from the normal high water line and shall be screened from the river by existing vegetation. This provision does not apply to structures related to hydropower facilities.
 - c. The Planning Board is authorized to increase the required setback of a proposed structure as a condition to permit approval, if necessary, to accomplish the purposes of this ordinance. Conditions which justify an increased setback may include, but not be limited to, areas of steep slope, shallow or erodible soils, or where an adequate vegetative buffer does not exist.
2. Principal or accessory structures and expansions of existing structures which are permitted in the Resource Protection, Limited Residential, and Stream Protection Districts shall not exceed thirty-five (35) feet in height. This provision shall not apply to structures such as transmission towers, windmills, antennas, and similar structures having no floor area.

3. The total area of all structures, parking lots, and other nonvegetated surfaces within the shoreland zone shall not exceed twenty (20) percent of the lot or a portion thereof located within the shoreland zone, including land area previously developed.
 4. Notwithstanding the requirements stated above, stairways or similar structures may be allowed with a permit from the Code Enforcement Officer to provide shoreline access in areas of steep slopes or unstable soils provided that the structure is limited to a maximum of four (4) feet in width, that the structure does not extend below or over the normal high water line of a water body or upland edge of a wetland (unless permitted by the Department of Environmental Protection pursuant to the Natural Resources Protection Act, Title 38, Section 480-C), and that the applicant demonstrates that no reasonable access alternative exists on the property.
- C. Piers, Docks, Wharfs, Bridges, and Other Structures and Uses Extending Over or Beyond the Normal High Water Line of a Water Body or Within a Wetland
1. Access from shore shall be developed on soils appropriate for such use and constructed so as to control erosion.
 2. The location shall not interfere with existing developed or natural beach areas.
 3. The facility shall be located so as to minimize adverse effects on fisheries.
 4. The facility shall be no larger in dimension than necessary to carry on the activity and be consistent with existing conditions, use, and character of the area.
 5. No new structure shall be built on, over, or abutting a structure extending beyond the normal high water line of a water body or within a wetland unless the structure requires direct access to the water as an operational necessity.
 6. No existing structures built on, over, or abutting a structure extending beyond the normal high water line of a water body or within a wetland shall be converted to residential dwelling units in any district.
 7. Structures built on, over, or abutting a structure extending beyond the normal high water line of a water body or within a wetland shall not exceed twenty (20) feet in height above the structure. Permanent structures projecting into or over water bodies shall

require a permit from the Department of Environmental Protection pursuant to the Natural Resources Protection Act, Title 38 M.R.S.A., Section 480-C.

D. Campgrounds

Campgrounds shall conform to the minimum requirements imposed under State licensing procedures and the following:

1. Campgrounds shall contain a minimum of five thousand (5,000) square feet of land, not including roads and driveways, for each site. Land supporting wetland vegetation and land below the normal high water line of a water body shall not be included in calculating land area per site.
2. The areas intended for placement of a recreational vehicle, tent or shelter, and utility and service buildings shall be set back a minimum of one hundred (100) feet from the normal high water line of a great pond classified GPA or a river flowing to a great pond classified GPA, and seventy-five (75) feet from the normal high water line of other water bodies, tributary streams, or the upland edge of a wetland.

E. Individual Private Campsites

Individual private campsites not associated with campgrounds are permitted provided the following conditions are met:

1. One campsite per lot existing on the effective date of this Ordinance or thirty thousand (30,000) square feet of lot area within the shoreland zone, whichever is less, may be permitted.
2. Campsite placement on any lot, including the area intended for a recreational vehicle or tent platform, shall be set back one hundred (100) feet from the normal high water line of a great pond classified GPA or river flowing to a great pond classified GPA, and seventy-five (75) feet from the normal high water line of other water bodies, tributary streams, or the upland edge of a wetland.
3. Recreational vehicles shall not be located on any type of permanent foundation except for a gravel pad, and no structures except canopies shall be attached to the recreational vehicle.
4. The clearing of vegetation for the siting of the recreational vehicle, tent, or similar shelter in a Resource Protection District shall be limited to one thousand (1,000) square feet.

5. A written sewage disposal plan describing the proposed method and location of sewage disposal shall be required for each campsite and shall be approved by the Local Plumbing Inspector. Where disposal is off-site, written authorization from the receiving facility or landowner is required.
6. When a recreational vehicle, tent, or similar shelter is placed on-site for more than one hundred and twenty (120) days per year, all requirements for residential structures shall be met, including the installation of a subsurface sewage disposal system in compliance with the State of Maine Subsurface Wastewater Disposal Rules unless served by public sewage facilities.

F. Commercial and Industrial Uses

The following new commercial and industrial uses are prohibited within the shoreland zone adjacent to great ponds classified GPA and rivers and streams which flow to great ponds classified GPA:

- a. Auto washing facilities
- b. Auto or other vehicle service and/or repair operations, including body shops
- c. Chemical and bacteriological laboratories
- d. Storage of chemicals, including herbicides, pesticides, or fertilizers other than amounts normally associated with individual households or farms
- e. Commercial painting, wood preserving, and furniture stripping
- f. Dry cleaning establishments
- g. Electronic circuit assembly
- h. Laundromats, unless connected to a sanitary sewer
- i. Metal plating, finishing, or polishing
- j. Petroleum or petroleum product storage and/or sale except storage on same property as use occurs
- k. Photographic processing
- l. Printing

Furthermore, expansions of existing facilities such as all those listed above shall not extend toward any great pond classified GPA or toward any river or stream which flows to great ponds classified GPA.

G. Parking Areas

1. Parking areas shall meet the shoreline setback requirements for structures for the district in which such areas are located. The setback requirement for parking areas serving public boat launching facilities in a district may be reduced to no less than fifty (50) feet from the normal high water line or upland edge of a wetland if the Planning Board finds that no other reasonable alternative exists.
2. Parking areas shall be adequately sized for the proposed use and shall be designed to prevent storm water runoff from flowing directly into a water body and, where feasible, to retain all runoff on-site.
3. In determining the appropriate size of proposed parking facilities, the following shall apply:
 - a. Typical parking space: Approximately ten (10) feet wide and twenty (20) feet long, except that parking spaces for a vehicle and boat trailer shall be forty (40) feet long.
 - b. Internal travel aisles: Approximately twenty (20) feet wide.

H. Roads and Driveways

The following standards shall apply to the construction of roads and/or driveways and drainage systems, culverts, and other related features.

1. Roads and driveways shall be set back at least one hundred (100) feet from the normal high water line of a great pond classified GPA or a river that flows to a great pond classified GPA, and seventy-five (75) feet from the normal high water line of other water bodies, tributary streams, or the upland edge of a wetland unless no reasonable alternative exists as determined by the Planning Board. If no other reasonable alternative exists, the Planning Board may reduce the road and/or driveway setback requirement to no less than fifty (50) feet upon clear showing by the applicant that appropriate techniques will be used to prevent sedimentation of the water body. Such techniques may include, but are not limited to, the installation of settling basins and/or the effective use of additional ditch relief culverts and turnouts placed so as to avoid sedimentation of the water body, tributary stream, or wetland.

On slopes of greater than twenty (20) percent, the road and/or driveway setback shall be increased by ten (10) feet for each five (5) percent increase in slope above twenty (20) percent.

This paragraph shall neither apply to approaches to water crossings nor to roads or driveways that provide access to permitted structures and facilities located nearer to the shoreline due to an operational necessity.

2. Existing public roads may be expanded within the legal road right-of-way regardless of its setback from a water body.
3. New permanent roads are not permitted within the shoreland zone along Significant River Segments except:
 - a. To provide access to structures or facilities within the zone, or
 - b. The applicant demonstrates that no reasonable alternative route exists outside the shoreland zone. When roads must be located within the shoreland zone, they shall be set back as far as practicable from the normal high water line and screened from the river by existing vegetation.
4. New roads and driveways are prohibited in a Resource Protection District.
5. Road banks shall be no steeper than a slope of two (2) horizontal to one (1) vertical, fifty (50) percent, and shall be graded and stabilized in accordance with the provisions for erosion and sedimentation control contained in Subsection Q.
6. Road grades shall be no greater than ten (10) percent except for short segments of less than two hundred (200) feet.
7. In order to prevent road surface drainage from directly entering water bodies, roads shall be designed, constructed, and maintained to empty onto an unscarified buffer strip at least fifty (50) feet plus two times the average slope, in width between the outflow point of the ditch or culvert and the normal high water line of a water body, tributary stream, or upland edge of a wetland. Road surface drainage which is directed to an unscarified buffer strip shall be diffused or spread out to promote infiltration of the runoff and to minimize channelized flow of the drainage through the buffer strip.

8. Ditch relief (cross drainage) culverts, drainage dips, and water turnouts shall be installed in a manner effective in directing drainage onto unscarified buffer strips before the flow in the road or ditches gains sufficient volume or head to erode the road or ditch. To accomplish this, the following shall apply:
- a. Ditch relief culverts, drainage dips, and associated water turnouts shall be spaced along the road at intervals no greater than indicated in the following table:
- | Road Grade
(Percent) | Spacing
(Feet) |
|-------------------------|-------------------|
| 0-2 | 250 |
| 3-5 | 200-135 |
| 6-10 | 180-80 |
| 11-15 | 80-60 |
| 16-20 | 60-45 |
| 21+ | 40 |
- b. Drainage dips may be used in place of ditch relief culverts only where the road grade is ten (10) percent or less.
 - c. On road sections having slopes greater than ten (10) percent, ditch relief culverts shall be placed across the road at approximately a thirty (30) degree angle downslope from a line perpendicular to the centerline of the road.
 - d. Ditch relief culverts shall be sufficiently sized and properly installed in order to allow for effective functioning, and their inlet and outlet ends shall be stabilized with appropriate materials.
9. Ditches, culverts, bridges, dips, water turnouts, and other storm water runoff control installations associated with roads shall be maintained on a regular basis to assure effective functioning.

I. Signs

The following provisions shall govern the use of signs in the Resource Protection, Stream Protection, Limited Residential, and Limited Commercial Districts:

1. Signs and billboards relating to goods and services sold on the premises shall be permitted, provided that such signs shall not exceed six (6) square feet in area and shall not exceed two (2) signs per premises. Billboards and signs relating to goods or services not sold or rendered on the premises shall be prohibited.
2. Name signs shall be permitted, provided such signs shall not exceed two (2) signs per premises.
3. Residential users may display a single sign not over three (3) square feet in area relating to the sale, rental, or lease of the premises.
4. Signs relating to trespassing and hunting shall be permitted without restriction as to number, provided that no such sign shall exceed two (2) square feet in area.
5. Signs relating to public safety shall be permitted without restriction.
6. No sign shall extend higher than twenty (20) feet above the ground.
7. Signs may be illuminated only by exterior shielded, nonflashing lights.

J. Storm Water Runoff

1. All new construction and development shall be designed to minimize storm water runoff from the site in excess of the natural predevelopment conditions. Where possible, existing natural runoff control features, such as berms, swales, terraces, and wooded areas shall be retained in order to reduce runoff and encourage infiltration of storm waters.
2. Storm water runoff control systems shall be maintained as necessary to ensure proper functioning.

K. Septic Waste Disposal

1. All subsurface sewage disposal systems shall be installed in conformance with the State of Maine Subsurface Wastewater Disposal Rules (Rules).

- a. The minimum setback for new subsurface sewage disposal systems shall be no less than one hundred (100) horizontal feet from the normal high water line of a perennial water body. The minimum setback distances from water bodies for new subsurface sewage disposal systems shall not be reduced by variance.
- b. Replacement systems shall meet the standards for replacement systems as contained in the Rules.

L. Essential Services

1. Where feasible, the installation of essential services shall be limited to existing public ways and existing service corridors. The installation of essential services is not permitted in a Resource Protection or Stream Protection District.
2. Where permitted, such structures and facilities shall be located so as to minimize any adverse impacts on surrounding uses and resources, including visual impacts.

M. Mineral Exploration and Extraction

Mineral exploration to determine the nature or extent of mineral resources shall be accomplished by hand sampling, test boring, or other methods which create minimal disturbance of less than one hundred (100) square feet of ground surface. A permit from the Code Enforcement Officer shall be required for mineral exploration which exceeds the above limitation. All excavations, including test pits and holes, shall be immediately capped, filled, or secured by other equally effective measures so as to restore disturbed areas and to protect the public health and safety.

Mineral extraction may be permitted under the following conditions and in conformance with the Land Use Ordinance of the Town of Union:

1. A reclamation plan shall be filed with and approved by the Planning Board before a permit is granted. Such plan shall describe in detail procedures to be undertaken to fulfill the requirements of Paragraph 4. below.
2. Unless authorized pursuant to the Natural Resources Protection Act, Title 38 M.R.S.A., Section 480-C, no part of any extraction operation, including drainage and runoff control features, shall be permitted within one hundred (100) feet of the normal high water line of a great pond classified GPA or a river flowing to a great pond classified GPA, and within seventy-five (75)

feet of the normal high water line of any other water body, tributary stream, or the upland edge of a wetland. Extraction operations shall not be permitted within seventy-five (75) feet of any property line without written permission of the owner of such adjacent property.

3. Developers of new gravel pits along Significant River Segments shall demonstrate that no reasonable mining site outside the shoreland zone exists. When gravel pits must be located within the zone, they shall be set back as far as practicable from the normal high water line and no less than seventy-five (75) feet and screened from the river by existing vegetation.
4. Within twelve (12) months following the completion of extraction operations at any extraction site, which operations shall be deemed complete when less than one hundred (100) cubic yards of materials are removed in any consecutive twelve (12) month period, ground level and grades shall be established in accordance with the following:
 - a. All debris, stumps, and similar material shall be removed for disposal in an approved location or shall be buried on-site. Only materials generated on-site may be buried or covered on-site.
 - b. The final graded slope shall be three (3) to one (1), 3:1, slope or flatter.
 - c. Topsoil or loam shall be retained to cover all disturbed land areas which shall be reseeded and stabilized with vegetation native to the area. Topsoil or loam of a minimum depth of four (4) inches shall be obtained from off-site sources, if necessary, to complete the stabilization project.
5. In keeping with the purposes of this Ordinance, the Planning Board may impose such conditions as are necessary to minimize the adverse impacts associated with mineral extraction operations on surrounding uses and resources.

N. Agriculture

1. All spreading or disposal of manure shall be accomplished in conformance with the Maine Guidelines for Manure and Manure Sludge Disposal on Land published by the University of Maine Soil and Water Conservation Commission in July 1972.

2. Manure shall not be stored or stockpiled within one hundred (100) feet, horizontal distance, of a great pond classified GPA or a river flowing to a great pond classified GPA, or within seventy-five (75) feet, horizontal distance, of other water bodies, tributary streams, or wetlands. Within five (5) year of the effective date of this Ordinance, all manure storage areas within the shoreland zone must be constructed or modified such that the facility produces no discharge of effluent or contaminated storm water. Existing facilities which do not meet the setback requirement may remain, but must meet the no discharge provision within the above five (5) year period.
3. Agricultural activities involving tillage of soil greater than forty thousand (40,000) square feet in surface area or the spreading, disposal, or storage of manure within the shoreland zone shall require a Soil and Water Conservation Plan to be filed with the Planning Board. Nonconformance with the provisions of said plan shall be considered to be a violation of this Ordinance.
4. There shall be no new tilling of soil within one hundred (100) feet, horizontal distance, of the normal high water line of a great pond classified GPA; within seventy-five (75) feet, horizontal distance, from other water bodies; nor within twenty-five (25) feet, horizontal distance, of tributary streams and wetlands. Operations in existence on the effective date of this Ordinance and not in conformance with this provision may be maintained.
5. After the effective date of this Ordinance, newly established livestock grazing areas shall not be permitted within one hundred (100) feet, horizontal distance, of the normal high water line of a great pond classified GPA; within seventy-five (75) feet, horizontal distance, of other water bodies; nor within twenty-five (25) feet, horizontal distance, of tributary streams and wetlands. Livestock grazing associated with ongoing farm activities and which are not in conformance with the above setback provisions may continue, provided that such grazing is conducted in accordance with a Soil and Water Conservation Plan.

O. Timber Harvesting

1. Within the strip of land extending one hundred (100) feet inland from the normal high water line in a shoreland area zoned for resource protection abutting a great pond, there shall be no timber harvesting, except to remove safety hazards.

2. Except in areas as described in Paragraph 1. above, timber harvesting shall conform with the following provisions:
 - a. Selective cutting of no more than forty (40) percent of the total volume of trees four (4) inches or more in diameter measured at four and one-half ($4\frac{1}{2}$) feet above ground level on any lot in any ten (10) year period is permitted. In addition:
 - i. Within one-hundred (100) feet, horizontal distance, of the normal high water line of a great pond classified GPA, or a river flowing to a great pond classified GPA, and within seventy-five (75) feet, horizontal distance, of the normal high water line of other water bodies, tributary streams, or the upland edge of a wetland, there shall be no clearcut openings and a well-distributed stand of trees and other vegetation, including existing ground cover, shall be maintained.
 - ii. At distances greater than one hundred (100) feet, horizontal distance, of a great pond classified GPA or a river flowing to a great pond classified GPA and greater than seventy-five (75) feet, horizontal distance, of the normal high water line of other water bodies or the upland edge of a wetland, harvesting operations shall not create single clearcut openings greater than ten thousand (10,000) square feet in the forest canopy. Where such openings exceed five thousand (5,000) square feet, they shall be at least one hundred (100) feet apart. Such clearcut openings shall be included in the calculation of total volume removed. For the purposes of these standards, volume may be considered to be equivalent to basal area.
 - b. No accumulation of slash shall be left within fifty (50) feet of the normal high water line of a water body. In all other areas, slash shall either be removed or disposed of in such a manner that it lies on the ground and no part thereof extends more than four (4) feet above the ground. Any debris that falls below the normal high water line of a water body shall be removed.
 - c. Timber harvesting equipment shall not use stream channels as travel routes.

- d. All crossings of flowing water shall require a bridge or culvert, except in areas with low banks and channel beds which are composed of gravel, rock, or a similar hard surface which would not be eroded or otherwise damaged.
- e. Skid trail approaches to water crossings shall be located and designed so as to prevent water runoff from directly entering the water body or tributary stream. Upon completion of timber harvesting, temporary bridges and culverts shall be removed and areas of exposed soil revegetated.
- f. Except for water crossings, skid trails, and other sites where the operation of machinery used in timber harvesting results in the exposure of mineral soil shall be located such that an unscarified strip of vegetation of at least seventy-five (75) feet in width for slopes up to ten (10) percent shall be retained between the exposed mineral soil and the normal high water line of a water body or upland edge of a wetland. For each ten (10) percent increase in slope, the unscarified strip shall be increased by twenty (20) feet. The provisions of the paragraph apply only a face sloping toward the water body or wetland, provided, however, that no portion of such exposed mineral soil on a back face shall be closer than twenty-five (25) feet from the normal high water line of a water body or upland edge of a wetland.

P. Clearing of Vegetation for Development

- 1. Within a shoreland area zoned for Resource Protection abutting a great pond, there shall be no cutting of vegetation within the strip of land extending seventy-five (75) feet, horizontal distance, inland from the normal high water line, except to remove safety hazards.

Elsewhere in any Resource Protection District, the clearing of vegetation shall be limited to that which is necessary for uses expressly authorized in that district.

- 2. Except in areas as described in Paragraph 1. above and except to allow for the development of permitted uses within a strip of land extending one hundred (100) feet, horizontal distance, inland from the normal high water line of a great pond classified GPA or a river flowing to a great pond classified GPA, and seventy-five (75) feet, horizontal distance, from any other water body, tributary stream, or the upland edge of a wetland, a buffer strip of vegetation shall be preserved as follows:

- a. There shall be no cleared opening greater than two hundred fifty (250) square feet in the forest canopy as measured from the outer limits of the tree crown. However, a footpath not to exceed ten (10) feet in width as measured between tree trunks is permitted, provided that a cleared line of sight to the water through the buffer strip is not created. Adjacent to a great pond classified GPA or stream or river flowing to a great pond classified GPA, the width of the footpath shall be limited to six (6) feet.
- b. Selective cutting of trees within the buffer strip is permitted, provided that a well-distributed stand of trees and other vegetation is maintained. For the purposes of this section, a "well-distributed stand of trees and other vegetation" adjacent to a great pond classified GPA or a river or stream flowing to a great pond classified GPA shall be defined as maintaining a rating score of 12 or more in any twenty-five (25) foot by twenty-five (25) foot square (625 square feet) area as determined by the following rating system:

<u>Diameter of Tree at 4½ Feet Above Ground Level (Inches)</u>	<u>Points</u>
2-4	1
>4-12	2
>12	4

Adjacent to other water bodies, tributary streams, and wetlands, a "well-distributed stand of trees and other vegetation" is defined as maintaining a minimum rating score of 8 per twenty-five (25) foot square area.

Notwithstanding the above provisions, no more than forty (40) percent of the total volume of trees four (4) inches or more in diameter measured at four and one-half (4½) feet above ground level may be removed in any ten (10) year period.

- c. In order to protect water quality and wildlife habitat adjacent to great ponds classified GPA and streams and rivers which flow to great ponds classified GPA, existing vegetation under three (3) feet in height and other ground cover shall not be removed, except to provide for a footpath or other permitted uses as described in Paragraphs 2. and 2.a. above.

- d. Pruning of tree branches on the bottom third of the tree is permitted.
- e. In order to maintain a buffer strip of vegetation when the removal of storm-damaged, diseased, unsafe, or dead trees results in the creation of cleared openings, these openings shall be replanted with native tree species unless existing new tree growth is present.

The provisions contained in Paragraph 2. above shall not apply to those portions of public recreational facilities adjacent to public swimming areas. Cleared areas, however, shall be limited to the minimum area necessary.

- 3. At distances greater than one hundred (100) feet, horizontal distance, from a great pond classified GPA or a river flowing to a great pond classified GPA, and seventy-five (75) feet, horizontal distance, from the normal high water line of any other water body, tributary stream, or the upland edge of a wetland, except to allow for the development of permitted uses, there shall be permitted on any lot in any ten (10) year period selective cutting of not more than forty (40) percent of the volume of trees four (4) inches or more in diameter, measured four and one-half ($4\frac{1}{2}$) feet above ground level. Tree removal in conjunction with the development of permitted uses shall be included in the forty (40) percent calculation. For the purposes of these standards, volume may be considered to be equivalent to basal area.

In no event shall cleared openings for development, including, but not limited to, principal and accessory structures, driveways, and sewage disposal areas, exceed in the aggregate twenty-five (25) percent of the lot area or ten thousand (10,000) square feet, whichever is greater, including land previously developed. This provision shall not apply to the General Development District.

- 4. Cleared openings legally in existence on the effective date of this Ordinance may be maintained but shall not be enlarged, except as permitted by this Ordinance.
- 5. Fields which have reverted to primarily shrubs, trees, or other woody vegetation shall be regulated under the provisions of this section.

Q. Erosion and Sedimentation Control

1. All activities which involve filling, grading, excavation, or other similar activities which result in unstabilized soil conditions and which require a permit shall require a written soil erosion and sedimentation control plan following the contents and standards set forth in the Erosion and Sediment Control and Storm Water Management Guidelines on file in the Union Town Office. The plan shall be submitted to the permitting authority for approval and shall include, where applicable, provisions for:
 - a. Mulching and revegetation of disturbed soil.
 - b. Temporary runoff control features, such as hay bales, silt fencing, or diversion ditches.
 - c. Permanent stabilization structures, such as retaining walls or riprap.
2. In order to create the least potential for erosion, development shall be designed to fit with the topography and soils of the site. Areas of steep slopes where high cuts and fills may be required shall be avoided wherever possible, and natural contours shall be followed as closely as possible.

Erosion and sedimentation control measures shall apply to all aspects of the proposed project involving land disturbance and shall be in operation during all stages of the activity. The amount of exposed soil at every phase of construction shall be minimized to reduce the potential for erosion.

3. Any exposed ground area shall be temporarily or permanently stabilized within one (1) week from the time it was last actively worked by use of riprap, sod, seed, mulch, or other effective measures. In all cases, permanent stabilization shall occur within nine (9) months of the initial date of exposure. In addition:
 - a. Where mulch is used, it shall be applied at a rate of at least one (1) bale per three hundred (300) square feet and shall be maintained until a catch of vegetation is established.
 - b. Anchoring the mulch with netting, peg and twine, or other suitable method may be required to maintain the mulch cover.
 - c. Additional measures shall be taken where necessary in order to avoid siltation into the water. Such measures may include the use of staked hay bales and/or silt fences.

4. Natural and man-made drainageways and drainage outlets shall be protected from erosion from water flowing through them. Drainageways shall be designed and constructed in order to carry water from a twenty-five (25) year storm or greater, and shall be stabilized with vegetation or lined with riprap.

R. Soils

All land uses shall be located on soils in or upon which the proposed uses or structures can be established or maintained without causing adverse environmental impacts, including severe erosion, mass soil movement, improper drainage, and water pollution, whether during or after construction. Proposed uses requiring subsurface waste disposal, commercial or industrial development, and other similar intensive land uses shall require a soils report based on an on-site investigation and be prepared by state-certified professionals. Certified persons may include Maine Certified Soil Scientists, Maine Registered Professional Engineers, Maine State Certified Geologists, and other persons who have training and experience in the recognition and evaluation of soil properties. The report shall be based upon the analysis of the characteristics of the soil and surrounding land and water areas, maximum ground water elevation, presence of ledge, drainage conditions, and other pertinent data which the evaluator deems appropriate. The soils report shall include recommendations for a proposed use to counteract soil limitations where they exist.

S. Water Quality

No activity shall deposit on or into the ground or discharge to the waters of the state any pollutant that by itself or in combination with other activities or substances will impair designated uses or the water classification of the water body.

T. Archaeological Sites

Any proposed land use activity involving structural development or soil disturbance on or adjacent to sites listed on or eligible to be listed on the National Register of Historic Places as determined by the permitting authority shall be submitted by the applicant to the Maine Historic Preservation Commission for review and comment at least twenty (20) days prior to action being taken by the permitting authority. The permitting authority shall consider comments received from the Commission prior to rendering a decision on the application.

SECTION 16. ADMINISTRATION

A. Administering Bodies and Agents

1. Code Enforcement Officer. A Code Enforcement Officer shall be appointed or reappointed annually by July 1.
2. Board of Appeals. A Board of Appeals shall be created in accordance with the provisions of Title 30-A, Section 2691.
3. Planning Board. A Planning Board shall be created in accordance with the provisions of State law.

B. Permits Required

After the effective date of this Ordinance, no person shall, without first obtaining a permit, engage in any activity or use of land or structure requiring a permit in the district in which such activity or use would occur; or expand, change, or replace an existing use or structure; or renew a discontinued nonconforming use.

C. Permit Application

1. Every applicant for a permit shall submit a written application, including a scaled site plan, on a form provided by the municipality to the appropriate official as indicated in Section 14.
2. All applications shall be signed by the owner or owners of the property or other person authorizing the work certifying that the information in the application is complete and correct. If the person signing the application is not the owner or lessee of the property, then that person shall submit a letter of authorization from the owner or lessee.
3. All applications shall be dated and the Code Enforcement Officer or Planning Board, as appropriate, shall note upon each application the date and time of its receipt.
4. If the property is not served by a public sewer, a valid plumbing permit or a completed application for a plumbing permit, including the site evaluation approved by the Local Plumbing Inspector, shall be submitted whenever the nature of the proposed structure would require the installation of a subsurface sewage disposal system.

D. Procedure for Administering Permits

Within thirty-five (35) days of the date of receiving a written application, the Planning Board or Code Enforcement Officer, as indicated in Section 14, shall notify the applicant in writing either that the application is a complete application, or if the application is incomplete that specified additional material is needed to make the application complete. The Planning Board or the Code Enforcement Officer, as appropriate, shall approve, approve with conditions, or deny all permit applications in writing within thirty-five (35) days of receiving a completed application. However, if the Planning Board has a waiting list of applications, a decision on the application shall occur within thirty-five (35) days after the first available date on the Planning Board's agenda following receipt of the completed application or within thirty-five (35) days of the public hearing, if one is held. Permits shall be approved if the proposed use or structure is found to be in conformance with the purposes and provisions of this Ordinance.

The applicant shall have the burden of proving that the proposed land use activity is in conformity with the purposes and provisions of this Ordinance.

After the submission of a complete application to the Planning Board, the Board shall approve an application or approve it with conditions if it makes a positive finding based on the information presented that the proposed use:

1. Will maintain safe and healthful conditions.
2. Will not result in water pollution, erosion, or sedimentation to surface waters.
3. Will adequately provide for the disposal of all wastewater.
4. Will not have an adverse impact on spawning grounds, fish, aquatic life, bird, or other wildlife habitat.
5. Will conserve shore cover and visual, as well as actual, points of access to inland and coastal waters.
6. Will protect archaeological and historic resources as designated in the Comprehensive Plan.
7. Will avoid problems associated with flood plain development and use.
8. Is in conformance with the provisions of Section 15, Land Use Standards.

If a permit is either denied or approved with conditions, the reasons as well as conditions shall be stated in writing. No approval shall be granted for an application involving a structure if the structure would be located in an unapproved subdivision or would violate any other local ordinance or regulation or any State law which the municipality is responsible for enforcing.

E. Expiration of Permit

Following the issuance of a permit, if no substantial start is made in construction or in the use of the property within one (1) year of the date of the permit, the permit shall lapse and become void.

F. Installation of Public Utility Service

No public utility, water district, sanitary district, or any utility company of any kind may install services to any new structure located in the shoreland zone unless written authorization attesting to the validity and currency of all local permits required under this or any previous ordinance has been issued by the appropriate municipal officials. Following installation of service, the company or district shall forward the written authorization to the municipal officials indicating that installation has been completed.

G. Appeals

1. Powers and Duties of the Board of Appeals. The Board of Appeals shall have the following powers:

- a. Administrative Appeals. To hear and decide appeals where it is alleged that there is an error in any order, requirement, decision, or determination made by, or failure to act by, the Code Enforcement Officer or Planning Board in the enforcement or administration of this Ordinance.
- b. Variance Appeals. To authorize variances upon appeal within the limitations set forth in this Ordinance.

2. Variance Appeals. Variances may be permitted only under the following conditions:

- a. Variances may be granted only from dimensional requirements, including, but not limited to, lot width, structure height, percent of lot coverage, and setback requirements.
- b. Variances shall not be granted for establishment of any uses otherwise prohibited by this Ordinance.

- c. The Board shall not grant a variance unless it finds that:
 - i. The proposed structure or use would meet the provisions of Section 15, except for the specific provision which has created the nonconformity and from which relief is sought; and
 - ii. The strict application of the terms of this Ordinance would result in undue hardship. The term "undue hardship" shall mean:
 - a. That the land in question cannot yield a reasonable return unless a variance is granted;
 - b. That the need for a variance is due to the unique circumstances of the property and not to the general conditions in the neighborhood;
 - c. That the granting of a variance will not alter the essential character of the locality; and
 - d. That the hardship is not the result of action taken by the applicant or a prior owner.
- d. The Board of Appeals shall limit any variances granted as strictly as possible in order to insure conformance with the purposes and provisions of this Ordinance to the greatest extent possible and in doing so may impose such conditions to a variance as it deems necessary. The party receiving the variance shall comply with any conditions imposed.
- e. A copy of each variance request, including the application and all supporting information supplied by the applicant, shall be forwarded by the municipal officials to the Commissioner of the Department of Environmental Protection at least twenty (20) days prior to action by the Board of Appeals. Any comments received from the Commissioner prior to action by the Board of Appeals shall be made part of the record and shall be taken into consideration by the Board of Appeals.
- f. A copy of all variances granted by the Board of Appeals shall be submitted to the Department of Environmental Protection within fourteen (14) days of the decision.

3. Appeal Procedure

a. Making an Appeal

- i. An administrative or variance appeal may be taken to the Board of Appeals by an aggrieved party from any decision of the Code Enforcement Officer or the Planning Board. Such appeal shall be taken within thirty (30) days of the date of the decision appealed from, and not otherwise, except that the Board, upon a showing of good cause, may waive the thirty (30) day requirement.
- ii. Such appeal shall be made by filing with the Board of Appeals a written notice of appeal which includes:
 - a. A concise written statement indicating what relief is requested and why it should be granted.
 - b. A sketch drawn to scale showing lot lines, location of existing buildings and structures, and other physical features of the lot pertinent to the relief sought.
- iii. Upon being notified of an appeal, the Code Enforcement Officer or Planning Board, as appropriate, shall transmit to the Board of Appeals all of the papers constituting the record of the decision appealed from.
- iv. The Board of Appeals shall hold a public hearing on the appeal within thirty-five (35) days of its receipt of an appeal request.

b. Decision by Board of Appeals

- i. A majority of the Board shall constitute a quorum for the purpose of deciding an appeal. A member who abstains shall not be counted in determining whether a quorum exists.
- ii. The concurring vote of a majority of the members of the Board of Appeals present and voting shall be necessary to reverse an order, requirement, decision, or determination of the Code Enforcement Officer or Planning Board, or to decide in favor of the applicant on any matter on which it is required to decide under this Ordinance, or to affect any variation in the application of

this Ordinance from its stated terms. The Board may reverse the decision, or failure to act, of the Code Enforcement Officer or Planning Board only upon a finding that the decision, or failure to act, was clearly contrary to specific provisions of this Ordinance.

- iii. The person filing the appeal shall have the burden of proof.
 - iv. The Board shall decide all appeals within thirty-five (35) days after the close of the hearing and shall issue a written decision on all appeals.
 - v. All decisions shall become a part of the record and shall include a statement of findings and conclusions, as well as the reasons or basis therefore and the appropriate order, relief, or denial thereof.
4. Appeal to Superior Court. Any aggrieved party who participated as a party during the proceedings before the Board of Appeals may take an appeal to Superior Court in accordance with State laws within thirty (30) days from the date of any decision of the Board of Appeals.
5. Reconsideration. The Board of Appeals may reconsider any decision within thirty (30) days of its prior decision. The Board may conduct additional hearings and receive additional evidence and testimony.

H. Enforcement

- 1. Nuisances. Any violation of this Ordinance shall be deemed to be a nuisance.
- 2. Code Enforcement Officer
 - a. It shall be the duty of the Code Enforcement Officer to enforce the provisions of this Ordinance. If the Code Enforcement Officer shall find that any provision of this Ordinance is being violated, he or she shall notify in writing the person responsible for such violation, indicating the nature of the violation and ordering the action necessary to correct it, including discontinuance of illegal use of land, buildings, or structures or work being done, removal of illegal buildings or structures, and abatement of nuisance conditions. A copy of such notices shall be submitted to the municipal officers and be maintained as a permanent record.

- b. The Code Enforcement Officer shall conduct on-site inspections to insure compliance with all applicable laws and conditions attached to permit approvals. The Code Enforcement Officer shall also investigate all complaints of alleged violations of this Ordinance.
 - c. The Code Enforcement Officer shall keep a complete record of all essential transactions of the office, including applications submitted, permits granted or denied, variances granted or denied, revocation actions, revocation of permits, appeals, court actions, violations investigated, violations found, and fees collected. On an annual basis, a summary of this record shall be submitted to the Director of the Bureau of Land Quality Control within the Department of Environmental Protection.
3. Legal Actions. When the above action does not result in the correction or abatement of the violation or nuisance condition, the municipal officers, upon notice from the Code Enforcement Officer, are hereby directed to institute any and all actions and proceedings, either legal or equitable, including seeking injunctions of violations and the imposition of fines that may be appropriate or necessary to enforce the provisions of this Ordinance in the name of the municipality. The municipal officers, or their authorized agent, are hereby authorized to enter into administrative consent agreements for the purpose of eliminating violations of this Ordinance and recovering fines without court action. Such agreements shall not allow an illegal structure or use to continue unless there is clear and convincing evidence that the illegal structure or use was constructed or conducted as a direct result of erroneous advice given by an authorized municipal official and there is no evidence that the owner acted in bad faith, or unless the removal of the structure or use will result in a threat or hazard to public health and safety, or will result in substantial damage.
4. Fines. Any person, including, but not limited to, a landowner, a landowner's agent, or a contractor who orders or conducts any activity in violation of this Ordinance shall be penalized in accordance with Title 30-A M.R.S.A., Subsection 4506.

SECTION 17. DEFINITIONS

ACCESSORY STRUCTURE OR USE - A use or structure which is incidental and subordinate to the principal use or structure. Accessory uses, when aggregated, shall not subordinate the principal use of the lot. A deck or similar extension of the principal structure or a garage attached to the principal structure by a roof or a common wall is considered part of the principal structure.

AGRICULTURE - The production, keeping, or maintenance for sale or lease of plants and/or animals, including, but not limited to, forages and sod crops; grains and seed crops; dairy animals and dairy products; poultry and poultry products; livestock; fruits and vegetables; and ornamental and greenhouse products. Agriculture does not include forest management and timber harvesting activities.

AGGRIEVED PARTY - An owner of land whose property is directly or indirectly affected by the granting or denial of a permit or variance under this Ordinance; a person whose land abuts land for which a permit or variance has been granted; or any other person or group of persons who have suffered particularized injury as a result of the granting or denial of such permit or variance.

BOAT LAUNCHING FACILITY - A facility designed primarily for the launching and landing of watercraft and which may include an access ramp, docking area, and parking spaces for vehicles and trailers.

BRIDGES AND OTHER STRUCTURES AND USES EXTENDING OVER OR BEYOND THE NORMAL HIGH WATER LINE OR WITHIN A WETLAND -

1. **Temporary** - Structures which remain in or over the water for less than seven (7) months in any period of twelve (12) consecutive months.
2. **Permanent** - Structures which remain in or over the water for seven (7) months or more in any period of twelve (12) consecutive months.

CAMPSITE - An area or tract of land providing temporary living quarters, including, but not limited to, tents, recreational vehicles, or other shelters for private, not commercial, use.

CAMPGROUND - Any area or tract of land to accommodate two (2) or more parties in temporary living quarters, including, but not limited to, tents, recreational vehicles, or other shelters.

COMMERCIAL USE - The use of lands, buildings, or structures, other than a "home occupation" defined below, with the intent and result of which activity is the production of income from the buying and selling of goods and/or services, exclusive of rental of residential buildings and/or dwelling units.

DIMENSIONAL REQUIREMENTS - Numerical standards relating to spatial relationships, including, but not limited to, setback, lot area, shore frontage, and height.

DRIVEWAY - A vehicular access-way less than five hundred (500) feet in length serving two (2) lots or less.

EMERGENCY OPERATIONS - Operations conducted for the public health, safety, or general welfare, such as protection of resources from immediate destruction or loss, law enforcement, and operations to rescue human beings, property, and livestock from the threat of destruction or injury.

ESSENTIAL SERVICES - The construction, alteration, or maintenance of gas, electrical, or communication facilities; steam, fuel, electric power, or water transmissions or distribution lines, towers, and related equipment; telephone cables or lines, pole and related equipment; gas, oil, water, slurry, or other similar pipelines; municipal sewage lines, collection or supply systems; and associated storage tanks. Such systems may include towers, poles, wires, mains, drains, pipes, conduits, cables, fire alarms, and police call boxes, traffic signals, hydrants, and similar accessories but shall not include service drops or buildings which are necessary for the furnishing of such services.

EXPANSION OF A STRUCTURE - An increase in the floor area or volume of a structure, including all extensions such as, but not limited to, attached decks, garages, porches, and greenhouses.

EXPANSION OF USE - The addition of weeks or months to a use's operating season; additional hours of operation; or the use of more floor area or ground area devoted to a particular use.

FAMILY - One or more persons occupying a premises and living as a single housekeeping unit.

FLOOR AREA - The sum of the horizontal areas of the floor(s) of a structure enclosed by exterior walls, plus the horizontal area of any unenclosed portions of a structure, such as porches and decks.

FOREST MANAGEMENT ACTIVITIES - Timber cruising and other forest resource evaluation activities, pesticide or fertilizer application, management planning activities, timber stand improvement, pruning, regeneration of forest stands, and other similar or associated activities, exclusive of timber harvesting and the construction, creation, or maintenance of roads.

FOUNDATION - The supporting substructure of a building or other structure, including, but not limited to, basements, slabs, sills, posts, or frostwalls.

FRESHWATER WETLAND - Freshwater swamps, marshes, bogs, and similar areas which are:

1. of ten (10) or more contiguous acres; or of less than ten (10) contiguous acres and adjacent to a surface water body, including any river, stream, or brook such that in a natural state the combined surface area is in excess of ten (10) acres; and
2. inundated or saturated by surface or ground water at a frequency and for a duration sufficient to support and which under normal circumstances do support a prevalence of wetland vegetation typically adapted for life in saturated soils.

Freshwater wetlands may contain small stream channels or inclusions of land that do not conform to the criteria of this definition.

GREAT POND - Any inland body of water which in a natural state has a surface area in excess of ten (10) acres and any inland body of water artificially formed or increased which has a surface area in excess of thirty (30) acres, except for the purposes of this Ordinance where the artificially formed or increased inland body of water is completely surrounded by land held by a single owner.

GREAT POND CLASSIFIED GPA - Any great pond classified GPA, pursuant to Title 38 M.R.S.A., Article 4-A, Section 465-A. This classification includes some, but not all, impoundments of rivers that are defined as great ponds.

HEIGHT OF A STRUCTURE - The vertical distance between the mean original grade at the downhill side of the structure and the highest point of the structure, excluding chimneys, steeples, antennas, and similar appurtenances which have no floor area.

HOME OCCUPATION - An occupation or professional which is customarily conducted on or in a residential structure or property and which is:

1. clearly incidental to and compatible with the residential use of the property and surrounding residential uses; and
2. which employs no more than two (2) persons other than family members residing in the home.

INDIVIDUAL PRIVATE CAMPSITE - An area of land which is not associated with a campground, but which is developed for repeated camping by only one group not to exceed ten (10) individuals and which involves site improvements which may include, but not be limited to, gravel pads, parking areas, fireplaces, or tent platforms.

INDUSTRIAL - The assembling, fabrication, finishing, manufacturing, packaging, or processing of goods or the extraction of minerals.

LOT AREA -The area of land enclosed within the boundary lines of a lot, minus land below the normal high water line of a water body or upland edge of a wetland, and areas beneath roads serving more than two lots.

MARKET VALUE - The estimated price a property will bring in the open market and under prevailing market conditions in a sale between a willing seller and a willing buyer, both conversant with the property and with prevailing general price levels.

MINIMUM LOT WIDTH - The closest distance between the side lot lines of a lot.

MINERAL EXPLORATION - Hand sampling, test boring, or other methods of determining the nature or extent of mineral resources which create minimal disturbance to the land and which include reasonable measures to restore the land to its original condition.

MINERAL EXTRACTION - Any operation within any twelve (12) month period which removes more than one hundred (100) cubic yards of soil, topsoil, loam, sand, gravel, clay, rock, peat, or other like material from its natural location and to transport the product removed away from the extraction site.

MULTIUNIT RESIDENTIAL - A residential structure containing three (3) or more residential dwelling units.

NONCONFORMING LOT - A single lot of record which, at the effective date of adoption or amendment of this Ordinance, does not meet the area, frontage, or width requirements of the district in which it is located.

NONCONFORMING STRUCTURE - A structure which does not meet any one or more of the following dimensional requirements: setback, height, or lot coverage, but which is allowed solely because it was in lawful existence at the time this Ordinance or subsequent amendments took effect.

NONCONFORMING USE - Use of buildings, structures, premises, land, or parts thereof which is not permitted in the district in which it is situated, but which is allowed to remain solely because it was in lawful existence at the time this Ordinance or subsequent amendments took effect.

NORMAL HIGH WATER LINE - That line which is apparent from visible markings, changes in the character of soils due to prolonged action of the water, or changes in vegetation and which distinguishes between predominantly aquatic and predominantly terrestrial land. In the case of wetlands adjacent to rivers and great ponds, the normal high water line is the upland edge of the wetland and not the edge of the open water.

PERSON - An individual, corporation, governmental agency, municipality, trust, estate, partnership, association, or two or more individuals having a joint or common interest or other legal entity.

PRINCIPAL STRUCTURE - A building other than one which is used for purposes wholly incidental or accessory to the use of another building or use on the same premises.

PRINCIPAL USE - A use other than one which is wholly incidental or accessory to another use on the same premises.

PUBLIC FACILITY - Any facility, including, but not limited to, buildings, property, recreation areas, and roads which are owned, leased, or otherwise operated or funded by a governmental body or public entity.

RECENT FLOOD PLAIN SOILS - The following soil series as described and identified by the National Cooperative Soil Survey:

Alluvial	Cornish	Charles
Fryeburg	Hadley	Limerick
Lovewell	Medomak	Ondawa
Podunk	Rumney	Saco
Suncook	Sunday	Winooski

RECREATIONAL FACILITY - A place designed and equipped for the conduct of sports, leisure time activities, and other customary and usual recreational activities, excluding boat launching facilities.

RECREATIONAL VEHICLE - A vehicle or an attachment to a vehicle designed to be towed and designed for temporary sleeping or living quarters for one or more persons and which may include a pick-up camper, travel trailer, tent trailer, camp trailer, and motor home. In order to be considered as a vehicle and not as a structure, the unit must remain with its tires on the ground and must be registered with the State Division of Motor Vehicles.

REPLACEMENT SYSTEM - A system intended to replace:

1. An existing system which is either malfunctioning or being upgraded with no significant change of design flow or use of the structure; or
2. Any existing overboard wastewater discharge.

RESIDENTIAL DWELLING UNIT - A room or group of rooms designed and equipped exclusively for use as permanent, seasonal, or temporary living quarters for only one family. The term shall include mobile homes, but not recreational vehicles.

RIPRAP - Rocks, irregularly shaped and at least six (6) inches in diameter, used for erosion control and soil stabilization, typically used on ground slopes of two (2) units horizontal to one (1) unit vertical or less.

RIVER - A free-flowing body of water including its associated flood plain wetlands from the point at which it provides drainage for a watershed for twenty-five (25) square miles to the mouth.

ROAD - A route or track consisting of a bed of exposed mineral soil, gravel, asphalt, or other surfacing material constructed for or created by the repeated passage of motorized vehicles.

SERVICE DROP - Any utility line extension which does not cross or run beneath any portion of a water body provided that:

1. In the case of electric service:
 - a. The placement of wires and/or the installation of utility poles is located entirely upon the premises of the customer requesting service or upon a roadway right-of-way; and
 - b. The total length of the extension is less than one thousand (1,000) feet.
2. In the case of telephone services:
 - a. The extension, regardless of length, will be made by the installation of telephone wires to existing utility poles; or
 - b. The extension requiring the installation of new utility poles or placement underground is less than one thousand (1,000) feet in length.

SETBACK - The nearest horizontal distance from the normal high water line to the nearest part of a structure, road, parking space, or other regulated object or area.

SHORE FRONTAGE - The length of a lot bordering on a water body measured in a straight line between the intersections of the lot lines with the shoreline at normal high water elevation.

SHORELAND ZONE - The land area located within two hundred fifty (250) feet, horizontal distance, of the normal high water line of any great pond, river, or saltwater body; within 250 feet of the upland edge of a freshwater wetland; or within seventy-five (75) feet of the normal high water line of a stream.

SIGNIFICANT RIVER SEGMENTS - See Title 38 M.R.S.A., Section 437.

STREAM - A free-flowing body of water from the outlet of a great pond or the confluence of two (2) perennial streams as depicted on the most recent edition of the United States Geological Survey 7.5-minute services topographic map or, if not available, a 15-minute series topographic map to the point where the body of water becomes a river.

STRUCTURE - Anything built for the support, shelter, or enclosure of persons, animals, goods, or property of any kind, together with anything constructed or erected with a fixed location on or in the ground, exclusive of fences. The term includes structures temporarily or permanently located, such as decks and satellite dishes.

SUBSTANTIAL START - Completion of thirty (30) percent of a permitted structure or use measured as a percentage of estimated total cost.

SUBSURFACE SEWAGE DISPOSAL SYSTEM - A collection of treatment tank(s), disposal area(s), holding tank(s) and pond(s), surface spray system(s), cesspool(s), well(s), surface ditch(es), alternative toilet(s), or other devices and associated piping designed to function as a unit for the purpose of disposing of wastes or wastewater on or beneath the surface of the earth. The term shall not include any wastewater discharge system licensed under 38 M.R.S.A., Section 414, any surface wastewater disposal system licensed under 38 M.R.S.A., Section 413, Subsection 1-A, or any public sewer. The term shall not include a wastewater disposal system designed to treat wastewater which is in whole or in part hazardous waste as defined in 38 M.R.S.A., Chapter 13, Subchapter 1.

SUSTAINED SLOPE - A change in elevation where the referenced percent grade is substantially maintained or exceeded throughout the measured area.

TIMBER HARVESTING - The cutting and removal of trees from their growing site and the attendant operation of cutting and skidding machinery, but not the construction or creation of roads. Timber harvesting does not include the clearing of land for approved construction.

TRIBUTARY STREAM - A channel between defined banks created by the action of surface water, whether intermittent or perennial, and which is characterized by the lack of upland vegetation or presence of aquatic vegetation and by the presence of a bed devoid of topsoil containing water-borne deposits on exposed soil, parent material, or bedrock and which flows to a water body or wetland as defined. This definition does not include the term "stream" as defined elsewhere in this Ordinance and only applies to that portion of the tributary stream located within the shoreland zone of the receiving water body or wetland.

UPLAND EDGE - The boundary between upland and wetland.

VEGETATION - All live trees, shrubs, ground cover, and other plants including, without limitation, trees both over and under four (4) inches in diameter, measured at 4½ above-ground level.

VOLUME OF A STRUCTURE - The volume of all portions of a structure enclosed by roof and fixed exterior walls as measured from the exterior faces of these walls and roof.

WATER BODY - Any great pond, river, or stream.

WATER CROSSING - Any project extending from one bank to the opposite bank of a river or stream, whether under, through, or over the water course. Such projects include, but may not be limited to, roads, fords, bridges, culverts, water lines, sewer lines, and cables as well as maintenance work on these crossings.

WETLAND - A freshwater wetland.

WETLANDS ASSOCIATED WITH GREAT PONDS AND RIVERS - Wetlands contiguous with or adjacent to a great pond or river and which, during normal high water, are connected by surface water to the great pond or river. Also included are wetlands which are separated from the great pond or river by a berm, causeway, or similar feature less than one hundred (100) feet in width and which have a surface elevation at or below the normal high water line of the great pond or river. Wetlands associated with great ponds or rivers are considered to be part of that great pond or river.

SECTION 18. DESCRIPTIONS FOR THE OFFICAL ZONING MAP

Sennebec Pond

Beginning on the eastern shore at the Appleton line heading south from the northern corner of Map 9, Lot 43, to the southern corner of Map 9, Lot 43-1, Resource Protection.

From the northern corner of Map 9, Lot 40, south to a location 400 feet south of the northern line of Map 9, Lot 40-1, Limited Residential.

From said point on Map 9, Lot 40-1, around point to southern corner of Map 9, Lot 36, Resource Protection.

From the northern corner of Map, 9, Lot 36-6, south to southern corner of Map 9, Lot 34-1, Limited Residential.

From the southern corner of Map 12, Lot 34, north on the western shore to the northern corner of Map 12, Lot 34 (including Map 12, Lot 34-1), Resource Protection. The eastern borders of Map 12, Lots 33-1 and 33-2 are Resource Protection.

From southern corner of Map 31, Lot 35, north to northern corner of Map 31, Lot 30, Limited Residential.

From southern corner of Map 31, Lot 29, north to northern corner of Map 31, Lot 20, Resource Protection.

From the southern corner of Map 31, Lot 15, north to the Appleton town line, Limited Residential.

St. George River

All flood plains associated with the St. George River are Resource Protection.

Beginning on the eastern bank of the river, Map 9, Lot 32-2, south to the Hills Mills Dam, Limited Residential.

From the Hills Mills Dam south to Route 17, Resource Protection.

From Route 17 south along easterly side of river to the inlet into Round Pond, Resource Protection.

Beginning again on the western bank of the river at the outlet of Sennebec Pond at Map 9, Lot 26-1, south to the Hills Mills Dam, Limited Residential.

From Hills Mills Dam south to Route 17, Resource Protection.

From Route 17 on the western bank, Limited Commercial. Past the bridge at Sunk Haze and around the point to a location on Map 26, Lot 2,725 feet south of the footbridge to the Fairgrounds at the wetlands area, Limited Commercial.

From this location to the footbridge, Resource Protection.

From the bridge to the eastern corner of Map 8, Lot 40, Limited Commercial.

From the eastern corner of Map 8, Lot 40, to the entrance of the St. George River into Round Pond, Resource Protection.

Round Pond

From the bridge at Route 235 at the inlet of the St. George River into Seven Tree Pond, Map 21, Lot 12, west up river around point to south to the northern corner of Map 8, Lot 59, Resource Protection, including island off said lot.

From northern corner Map 8, Lot 59, south to southern corner of Map 8, Lot 65, Limited Residential.

From northern corner of Map 5, Lot 6, south around pond to Cole's Brook (Muddy Brook), Resource Protection.

From east side of Cole's Brook (Muddy Brook) easterly approximately 600 feet to the end of the marsh, Resource Protection.

From there around the point to the inlet of the stream on Map 8, Lot 12, Limited Residential.

From intersection of said brook easterly to the entrance of the St. George River into the pond, Resource Protection.

From the entrance of the river to the pond easterly to the outlet of the river from the pond, Resource Protection.

From there down the river to the bridge at Route 235, Resource Protection, along Map 8, Lot 6.

Seven Tree Pond

On the southwest side of the pond on the Warren line, Map 4, Lot 24-A, to the southern corner of Map 30, Lot 37, Limited Residential.

Northward from said corner to northern corner of Map 30, Lot 34, Resource Protection.

From the southern corner of Map 30, Lot 32, north to southern corner of Map 5, Lot 2, Limited Residential.

From the southern corner of Map 5, Lot 11, north to northern corner of Map 5, Lot 11, Resource Protection.

From the southern corner of Map 21, Lot 10, to the northern corner of Map 21, Lot 6, Limited Residential.

From the southeast corner of Map 21, Lot 5, to the bridge at Route 235, Resource Protection.

Beginning at said bridge north to the northern corner of Map 21, Lot 1-B, Resource Protection.

From the southern corner of Map 21, Lot 1, north to northern corner of Map 22, Lot 7, Limited Residential.

From the southern corner of Map 22, Lot 6, north and eastward around pond to Crawford Stream inlet, Resource Protection.

From the Crawford Stream inlet south to the eastern corner of Map 19, Lot 9-3, Resource Protection.

From the eastern corner of Map 19, Lot 9-3, around point south to southern corner of Map 30, Lot 6, Limited Residential.

From the northern corner of Map 30, Lot 5, south to the northern corner of Map 30, Lot 4, Resource Protection.

From the northern corner of Map 30, Lot 4, south to southern corner of Map 30, Lot 2, Limited Residential.

From the northern corner of Map 30, Lot 1, south to the Warren town line, Resource Protection.

Seven Tree Island is entirely Resource Protection.

Crawford Pond

Beginning at the Warren town line, Map 28, Lot 7, heading north on the west shore to a location 500 feet north of southern corner of Map 29, Lot 5, Limited Residential.

Beginning at said location around cove to a point 225 feet east of the western corner of Map 29, Lot 6, Resource Protection.

From said location around point to a location 185 feet north of the eastern corner of Map 29, Lot 6, Limited Residential.

From said location north to the northern corner of Map 6, Lot 6-A, Resource Protection.

From southern corner of Map 6, Lot 6, proceeding north to a location which is 600 feet into Map 6, Lot 5, Limited Residential.

Beginning from said location east and then south around end of pond to the northern corner of Map 29, Lot 15, Resource Protection.

Beginning at northern corner of Map 29, Lot 15, around point and through cove to the southern corner of Map 29, Lot 18, Limited Residential.

From the southern corner of Map 29, Lot 18, south along the eastern shore around point to the southern corner of Map 3, Lot 4, Resource Protection.

From the northern corner of Map 3, Lot 3-5, to the southern corner of Map 3, Lot 1, Limited Residential.

From there to the Warren town line, Resource Protection.

From the Warren town line in the cove at Map 28, Lot 1, around point to the intersection again with the Warren town line at Map 28, Lot 5-11 -11, Limited Residential.

All islands, including Spruce Island and One Hundred Acre Island, Resource Protection.

Crawford River

Beginning at a location 250 feet from Crawford Pond on both sides of the river all the way to the inlet at the east bank of Seven Tree Pond for the length of the river, Resource Protection.

Lermond Pond

The entire shoreland of Lermond Pond within the confines of Union is Resource Protection. The mill pond associated with Lermond Pond beginning at the bridge at Route 235 (Payson Road) around to Old Route 17 and back to Route 235, Limited Residential.

Medomak River

All flood plains associated with the Medomak River are Resource Protection.

Beginning at the Appleton line south to the intersection of Skidmore Road with the Medomak River, Limited Residential.

From there south to the Waldoboro town line, Resource Protection.

Pettingill Stream

From the Appleton town line south to the Medomak River on both sides of the stream, Resource Protection.

Quiggle Brook

Beginning at the Rockport town line heading in a southerly direction to the junction of a stream just west of the CMP transmission line on Map 1, Lot 5, Resource Protection.

From there to the edge of state-designated wetland #193, Limited Residential.

Through the wetland to the Warren town line, Resource Protection.

Beginning at the Hope town line at a point north of Quiggle Road running southerly to Quiggle Road, Limited Residential.

From Quiggle Road to state-designated wetland #193, Resource Protection.

Stream Protection District

Any section of the following streams running through a state-designated wetland is in the Resource Protection District.

Mill Stream

Beginning at Payson Road at the outlet of the Mill Pond, Stream Protection to Crawford Pond.

Millers Brook

Beginning at the Hope town line running to the inlet at Crawford Pond, Stream Protection.

Cole's Brook (Muddy Brook)

Beginning at Mud Pond all the way to Round Pond, Stream Protection.

Seven Brook

Beginning at state-designated wetland #327 at the Appleton town line southerly through state-designated wetland #328, Resource Protection.

From there to state-designated wetland #343, Stream Protection. Through the wetland to the pond, Resource Protection.

Bowker Brook

From the St. George River upstream to the confluence of two streams on Map 9, Lot 15, Stream Protection.

TOWN OF UNION
Office of Selectmen
Union, Maine

CERTIFICATION

We, the undersigned Board of Selectmen, hereby certify to the proposed changes made in the "Shoreland Zoning Ordinance for the Town of Union, Maine", (as revised March 1991), and the coinciding Shoreland Zoning Map, to be voted upon by the Town of Union's voters on March 11th, 1991.

Given unto our hands the Twenty-sixth day of February, A.D., 1991.

UNION BOARD OF SELECTMEN

Anthony C. Taylor
Anthony C. Taylor, Chairman

Scot A. Sabins
Scot A. Sabins

David M. Simmons
David M. Simmons

ATTEST: A true copy of an ordinance entitled "Shoreland Zoning Ordinance for the Town of Union, Maine" (as revised March 1991), as certified to me by the Municipal Officers of Union, Maine on the twenty-sixth day of February, 1991.

Signature: Mary S. Sabins
Mary S. Sabins, Town Clerk

TOWN OF UNION

WARRANT

ANNUAL TOWN MEETING

MUNICIPAL ELECTION
March 9, 1991 - Saturday
10:00 a.m. to 6:00 p.m.
New Municipal Building

ANNUAL TOWN MEETING
March 11, 1991
7:00 p.m.
Thompson Comm. Ctr.

TO: Peter Soule, Resident of the Town of Union, in the County of Knox.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County qualified by law to vote in Town affairs, to meet at the MUNICIPAL BUILDING, in said Town on SATURDAY, the NINETH day of MARCH, A.D., 1991 at 10:00 a.m. in the morning, then and there to act on Articles numbered 1 and 2;

And to notify and warn the voters to meet at the THOMPSON COMMUNITY CENTER, in said Town on MONDAY, the ELEVENTH day of MARCH, A.D., 1991 at 7:00 P.M. in the evening, then and there to act on Articles numbered 3 through 46. All of said Articles being set out below, to wit:

- ARTICLE 1. To choose a Moderator to preside at said meeting.
- ARTICLE 2. To elect all necessary Town Officers/Officials by Secret Ballot.

Polls shall be opened at 10:00 a.m. and closed at 6:00 p.m. Parking in rear of building - Use rear doors and lower level.

- ARTICLE 3. To choose all other necessary Town Officials, or act thereon.

TWO TRUSTEES of the CEMETERY TRUST FUNDS - Elston MacFarland's term expires. One vacancy.

FIVE MEMBERS of the BUDGET COMMITTEE - Sybil Gleason, Austin Jones, Marie Mitchell, and Craig Fuller's terms expire. Loren Athearn has resigned.

- ARTICLE 4. To see if the Town will vote to authorize the Selectmen to fix the salaries of the officials/officers appointed by them under

provision of MRSA Title 30-A, Section 2601, subsection 1 & 2.

- ARTICLE 5. To see if the Town will vote to authorize the Selectmen to take from SURPLUS the Social Security of the Town Officers and Officials, or act thereon.
- ARTICLE 6. To see if the Town will vote to authorize the Selectmen to procure a temporary loan or loans, in anticipation of taxes, for payment of obligations of the Town; such loan or loans to be paid during the current municipal year by taxation, or act thereon.
- ARTICLE 7. To see if the Town will vote to allow the Selectmen to take from SURPLUS the necessary amount of money to cover the interest on loan or loans they have been authorized to procure in anticipation of taxes, or act thereon.
- ARTICLE 8. To see if the Town will vote to authorize the Selectmen to sell Tax Acquired Property, and to give quit-claim deeds thereof. Sales to other than the registered owner, his or her heirs, devisees or assigns shall be by public sale to the highest bidder after public notice or act thereon.
- ARTICLE 9. To see if the Town will vote to authorize the Tax Collector to accept prepayment of taxes for the year 1991-1992 not yet due or assessed, or act thereon.
- ARTICLE 10. To see if the Town will adopt an interest rate of uncollected taxes to be in compliance with what is set and determined for Commercial Unsecured Loans by Maine Banking Institutions as on the first business day of January 1991. (12%)
- ARTICLE 11. To see if the Town will vote to authorize the Municipal Officers to spend an amount not to exceed 3/12ths of the budgeted amount in each budget category of the Town's Annual Budget during the period from January 1, 1992 to the 1992 Annual Town Meeting.
- ARTICLE 12. To see if the Town will vote to continue opposition to the proposed extraction of metallic ore and its processing in the vicinity of Crawford Pond and Route #131. (Requested by the Conservation Commission.)

ARTICLE 13. Shall an ordinance entitled "Land Use Ordinance for the Town of Union, Maine" as revised March 1991, be enacted?

ARTICLE 14. Shall an ordinance entitled "Shoreland Zoning Ordinance for the Town of Union" as revised March 1991, be enacted?

ARTICLE 15. To see if the Town will vote to accept ownership of a strip of land from the Clary Hill Subdivision to fulfill the subdivider's open space requirement.

ARTICLE 16. Shall an ordinance entitled "Animal Control Ordinance" be enacted?

ARTICLE 17. Shall an ordinance entitled "Union Ambulance Ordinance" be enacted?

ARTICLE 18. Shall the Town vote to accept the categories of funds listed below as provided by the Maine State Legislature? (Dollar amounts listed are estimated amounts to be received in 1991.)

a.)	Maine State Revenue Sharing	\$78,000.00
b.)	Property Tax Relief Fund	unknown
c.)	Highway Block Grant	65,000.00
d.)	Snowmobile Registration Refund	800.00
e.)	Tree Growth Refund	300.00
f.)	Veteran's Exemption Refund	400.00
g.)	Small Community Program	37,000.00
h.)	Education Block Grants	2,300.00
i.)	General Assistance	10,000.00
j.)	Gasoline & Diesel Tax Refund	1,000.00
k.)	Comprehensive Planning Grant	10,200.00
l.)	Library Stipend	350.00
m.)	Ordinance Fines	100.00
n.)	Emergency Management Assistance	250.00

ARTICLE 19. To see if the Town will vote to raise and appropriate the sum of \$900.00 to be used in dedicating the Municipal Building to William L. Pullen, or act thereon. (Requested by the Municipal Building Dedication Committee.)

BUDGET COMMITTEE RECOMMENDS

ARTICLE 20. To see if the Town will vote to raise the sum of \$2,000.00 for the Operation of Ambulance with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 21. To see if the Town will vote to authorize the Selectmen to assess the Towns of Appleton and

Washington the sum of \$4,000.00 each for ambulance services in the coming year and to accept a contribution of \$1,000.00 from the Town of Hope, or act thereon.

Note: These monies may be used all or in part to fund projected Red Network expenses and the Ambulance Operating Account.

ARTICLE 22. To see if the Town will vote to allow the Union Ambulance Department to expend monies earned by them for equipment and other operational expenses, or act thereon.

ARTICLE 23. To see if the Town will vote to authorize the Union Fire Department to expend monies earned by that department for equipment and other operational expenses, or act thereon.

ARTICLE 24. To see if the Town will vote to accept the following for Perpetual Care of Cemetery Lots:

1. Pamela & Judson Dodge, III
Lot 65 - East Union Cemetery \$300.00

ARTICLE 25. To see if the Town will vote to disburse the sum of \$756.00 out of the money received from the State Snowmobile Refund from the registration of snowmobiles to the Appleton Trail Makers, Inc., (Appleton); the Hatch Mountain Snowriders Snowmobile Club, (Hope) and the Hill & Gully Snowmobile Riders, (Washington) 1/3 to each town - \$252.00 for the purpose of maintaining their snowmobile trails in Union, to be open to the use of the public at all times, and to authorize the Municipal Officers to enter into an agreement with the three clubs, under such terms and conditions as the Municipal Officers deem advisable for the purpose. (MRSA Title 12, Sub-Chapter II, Chapter 715, Ss 7824)

ARTICLE 26. To see if the Town will vote to authorize the Selectmen to take the following sums of money from SURPLUS to cover 1990 OVERDRAFTS, or act thereon:

A. Planning Board	\$ 55.51
B. Appeals Board	138.49
C. Red Network	612.50
D. Sewer Projects	3.92
E. Snow Removal	387.80
TOTAL	<u>\$1,198.22</u>

ARTICLE 27. To see if the Town will vote to authorize the Selectmen to CARRY OVER into 1991 the unexpended balances of the following accounts, or act thereon:

A. Computer System	\$2,750.00
B. Dehumidifier	300.00
C. Assessors	1,390.84
D. Comprehensive Planning Comm.	7,442.94
E. Fire Dept. Tank Truck	11,956.66
F. Animal Control	2,121.73
G. Insurance	4,365.00
H. TCSWMO	6,086.00
I. Education	2,302.87
J. Wm. Pullen Scholarship	8,000.00
K. Frank & Gertrude Rowe Scholar.	1,000.00
L. G. Doughty Mem. Scholar.	150.00
M. Union Alumni Scholar.	300.00
N. Cemeteries	561.30
O. Town Revaluation	12,832.00
P. Snowmobile Reg. Refund	756.00
Q. Grassroots Cable Franchise Fees	1,572.00
R. I.C. Thurston	11,070.81
S. Conservation Commission	545.35
T. Automobile Excise Tax	6,906.48

BUDGET COMMITTEE RECOMMENDS

ARTICLE 28. To see what sum of money the Town will vote to RAISE AND APPROPRIATE for the following, or act thereon:

A. Administration	\$18,250.00
B. Main. of Town Office Bldg.	*13,375.00
	*(Budget Comm. Rec. \$10,375.00)
C. Assessors	10,000.00
D. Officers Salaries	11,200.00
E. Office Personnel	36,608.00
F. Insurance	35,635.00
G. Town Maintenance	4,000.00
H. Sanitary Landfill	45,000.00
I. Hot Topping	5,168.00
J. Hydrant Rental	5,400.00
K. Red. Network	4,240.00
L. Town Truck Note	12,050.00
M. Animal Control	*2,578.27
	*(Budget Comm. Rec. \$1,500.00)
N. TCSWMO	19,780.00
O. Snow Removal	28,060.00
P. Septic Waste Site	*1,200.00
	*(Budget Comm. Rec. \$600.00)
Q. Road Construction	15,000.00
R. Constable	300.00

S. Code Enforcement	*1,500.00
*(Budget Comm. Rec. \$900.00)	
T. Fire Department	11,000.00
U. Fire Truck Reserve	7,000.00
V. Fire Truck Loan	8,014.20
W. Street Lights	4,600.00
X. Cemeteries	5,700.00
Y. Recreation	500.00
Z. Planning Board	1,845.00
AA. Appeals Board	250.00
BB. Vose Library	6,000.00
CC. Memorial Day	250.00

TOTAL TO BE RAISED AND APPROPRIATED	\$314,503.47
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 29. To see what sum the Town will vote to raise and appropriate to place in the Highway Equipment Replacement Account, or act thereon.

Selectmen recommend \$10,000.00
Budget Committee Recommends \$7,000.00

ARTICLE 30. To see what sum the Town will vote to raise and appropriate to place in the Sand/Salt Shed Reserve Account, or act there on.

Selectmen recommend \$15,000.00
Budget Committee Recommends \$10,000.00

ARTICLE 31. To see what sum of money the Town will vote to take from EXCISE TAXES for the following, or act thereon:

A. Public Works	\$108,625.00
B. Snow Removal	16,940.00

TOTAL TAKEN FROM EXCISE TAXES	\$125,565.00
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ARTICLE 32. To see what sum of money the Town will vote to take from the HIGHWAY BLOCK GRANT FUNDS for the following, or act thereon:

A. Hot Topping	59,832.00
BUDGET COMMITTEE RECOMMENDS	

ARTICLE 33. To see if the Town will vote to assume responsibility for maintaining, replacing and providing new, as appropriate, the Union Bird House Street Signs, and raise and appropriate the sum of \$1,000.00 for such purposes, or act thereon. (Requested by the Historical Society.)

BUDGET COMMITTEE DOES NOT RECOMMEND

- ARTICLE 34. To see what sum the Town will raise and appropriate for the purpose of paying Union's share of costs involved to repair or rebuild the Skidmore Road Bridge, assuming that the Town of Washington participates in that project, or act thereon.

BUDGET COMMITTEE MADE NO RECOMMENDATION

- ARTICLE 35. To see if the Town will vote to authorize the Selectmen to accept, on behalf of the Town, Federal and/or State monies that may become available for the purpose of paying Union's share of costs involved to repair or rebuild the Skidmore Road Bridge, or act thereon.

- ARTICLE 36. To see if the Town will vote to raise and appropriate the sum of \$25,000.00 to purchase land offered to the Town by its present owners, or act thereon.

Discussion: This property consists of 3.26 acres commonly known as the Hills Mills site, running from the West Sennebec Road to the St. George River (Tax Map #9, Lot #16-2). Being sensitive to diminishing amount of public access to the river and not wanting to disrupt townspeople's use of the Hills Mills area, the present owners, Dustin and Diane Batley, want the Town to have the opportunity to acquire the property.

- ARTICLE 37. To see if the Town will authorize the Selectmen to accept, on behalf of the Town, Federal and/or State monies for the purpose of acquiring 3.26 acres of property identified by Union Tax Map #9, Lot #16-2, commonly known as the Hills Mills site, or act thereon.

- ARTICLE 38. To see what sum of money the Town will vote to take from the interest earned on the WILLIAM PULLEN FUND for the following, or act thereon:

A. Scholarships \$6,750.00

BUDGET COMMITTEE RECOMMENDS

- ARTICLE 39. To see if the Town will vote to take \$150.00 from interest of the Gilbert Doughty Memorial Scholarship Fund, to cover a scholarship to be awarded in 1991.

BUDGET COMMITTEE RECOMMENDS

- ARTICLE 40. To see if the Town will vote to take \$350.00 from interest of the Union Alumni Scholarship

Fund, to cover a scholarship to be awarded in 1991.

BUDGET COMMITTEE RECOMMENDS

- ARTICLE 41. To see if the Town will vote to take \$1,000.00 from interest of the Rowe Scholarship Trust Fund to cover a scholarship to be awarded in 1991.

BUDGET COMMITTEE RECOMMENDS

- ARTICLE 42. To see if the Town will vote to take \$1,000.00 from interest of the Raymond Thurston and Belle Thurston Kinniston Fund to cover a scholarship to be awarded in 1991.

- ARTICLE 43. To see what sum of money the Town will vote to take from the JOSEPH PULLEN INVESTMENT FUND for the following, or act thereon:

A. Recreation \$3,500.00

BUDGET COMMITTEE RECOMMENDS

- ARTICLE 44. To see if what sum of money the Town will vote to take from the JOSEPH PULLEN RECREATION RESERVE ACCOUNT for the following, or act thereon:

A. Recreation \$4,875.00

BUDGET COMMITTEE RECOMMENDS

- ARTICLE 45. To see if the Town will vote to authorize the Selectmen to sell, or otherwise dispose of, equipment with a value of less than \$100.00, or act thereon.

- ARTICLE 46. To see what sum of money the Town will vote to RAISE AND APPROPRIATE for the following, or act thereon:

A. Senior Citizens	\$ 300.00
B. The Coastal Workshop	200.00
C. WCBB Channel 10	300.00
D. New Hope of Women	400.00
E. Mid-Coast Human Resources Council	1,945.00
F. Mid-Coast Mental Health Ctr.	785.00
G. Mid-Coast Children's Services	600.00
H. Coastal Trans, Inc.	500.00
I. Kno-Wal-Lin	1,780.00
J. Senior Spectrum	1,063.00
K. Coastal Child Care	500.00

TOTAL TO BE RAISED AND APPROPRIATED \$8,373.00
BUDGET COMMITTEE RECOMMENDS

GIVEN UNDER OUR HANDS THIS TWENTY-SIXTH DAY OF FEBRUARY,
A.D., 1991

UNION BOARD OF SELECTMEN

Anthony D. Taylor
Anthony D. Taylor, Chairman

Scott A. Sabins
Scott A. Sabins

David M. Simmons
David M. Simmons

A True Copy.

Attest: Mary S. Sabins
Mary S. Sabins, Town Clerk

RESIDENT'S RETURN

KNOX
MAINE, ss.

By virtue of the within Warrant to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this Warrant at the Selectmen's Office; at Gorden's Market, Union Common; at Camden National Bank, Union Common; and at Mic Mac Market, Route #17; on the 1st day of March, A.D., 1991, the same being at least seven days prior to the within named meeting. And I have this day posted one copy each of the ordinances entitled, "Land Use Ordinance for the Town of Union, Maine" as revised March 1991, "Shoreland Zoning Ordinance for the Town of Union" as revised March 1991, "Animal Control Ordinance", and "Union Ambulance Ordinance", attested by the municipal clerk, with the warrant at said places.

ATTEST: Peter B. Soule
Peter B. Soule, Constable

Penalty for willfully defacing, tearing down, removing or destroying a specimen ballot
FIVE TO ONE HUNDRED DOLLAR FINE

SPECIMEN BALLOT

STATE of MAINE

Candidates to be Voted for in the Municipal Election for the Town of Union, March 9, 1991

Instructions to Voters: Mark a cross (X) or a check mark (✓) in the square at the left of the name of the person you wish to vote for, follow directions as to number of candidates to be marked for each office, add names by writing or pasting stickers in blank spaces and mark cross (X) or check mark (✓) at left of such names. Do not erase names.

FOR SELECTMAN**For Three Years**

(Vote for one)

- ☐ John Reilly
- ☐ Anthony C. Taylor
- ☐

FOR ASSESSOR**For Three Years**

(Vote for one)

- ☐ John Reilly
- ☐ Anthony C. Taylor
- ☐

FOR OVERSEER OF THE POOR**For Three Years**

(Vote for one)

- ☐ John Reilly
- ☐ Anthony C. Taylor
- ☐

FOR SELECTMAN**For One Year**

(Vote for one)

- ☐ John Gamage
- ☐ Linwood Williams
- ☐

FOR ASSESSOR**For One Year**

(Vote for one)

- ☐ John Gamage
- ☐ Linwood Williams
- ☐

FOR OVERSEER OF THE POOR**For One Year**

(Vote for one)

- ☐ John Gamage
- ☐ Linwood Williams
- ☐

FOR TOWN CLERK**For One Year**

(Vote for one)

- ☐ Sharon Lovejoy Caron
- ☐ Mary Sabins
- ☐

FOR TAX COLLECTOR**For One Year**

(Vote for one)

- ☐ Sharon Lovejoy Caron
- ☐ Mary Sabins
- ☐

FOR TOWN TREASURER**For One Year**

(Vote for one)

- ☐ Linda L. McAllister
- ☐

**FOR DIRECTOR OF SCHOOL ADMINISTRATIVE
DISTRICT #40****For Three Years**

(Vote for one)

- ☐ Marie Mitchell
- ☐

Did Not Pass. (3/11/91)

ARTICLE 17. To see if the Town will vote to enact an ordinance entitled Union Ambulance Ordinance. The following is the ordinance:

UNION AMBULANCE ORDINANCE

1. Department acknowledged.
There is hereby acknowledged an Ambulance Department for the Town of Union which consist of the Director and such other members may be provided by the Board of Selectmen.
2. Appointments.
After a vote of Department personnel at their annual meeting, and with due regard for their recommendation, the Selectmen will appoint the Director for a term not to exceed five years. The Department's Secretary, Treasurer and Training Officer shall be elected each year by a majority vote of Department personnel at its annual meeting.
3. Compensation.
The compensation of all members of the Department shall be set by the Selectmen within the limits of the town meeting appropriations.
4. Duties of the Director.
The Director shall be responsible to the Board of Selectmen for the performance by the Department of its functions.
5. Duties of the Department.
All members of the Department shall serve subject to the orders of the Director.
6. Removal for Cause.
Any member of the Department may be removed for cause after notice and hearing.
7. The Selectmen are authorized to promulgate personnel rules and regulations dealing with the general administration of the Department and with the conduct of its members.

Certified by the Board of Selectmen, Union, Maine and dated February 28, 1991.

Anthony C. Taylor
David L. Linn

ATTEST:

Mary J. Sabine

Passed 3/11/91

TOWN OF UNION

Office of Selectmen, Assessors, Town Clerk, Tax Collector, and Treasurer

Animal Control Ordinance

The purpose of this ordinance is to provide guidelines for the overall of animals kept in the Town of Union.

1. **Enforcement:** Rules and processes outlined herein will be enforced by the Animal Control Officer, an individual to be appointed by the Board of Selectmen, and by the Assistant Animal Control Officer, also so appointed.

2. **Animal Control Officer:** The ACO shall be appointed by the Board of Selectmen for a term specified by the Board and at a rate of pay set by the Board within limits of the Town's appropriation for such services. The ACO shall be accountable to the Selectmen and operate according to the rules and regulations and within the authority established by them.

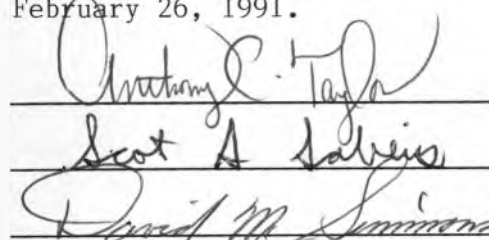
3. **Policies and Procedures:** The Board of Selectmen, with input from the Animal Control Officer, shall have responsibility and authority to implement policies and procedures relative to animal control as they deem appropriate and in the Town's best interest, so long as such policies and procedures are consistent with laws of the State of Maine.

4. **Fines:** The Board of Selectmen shall be authorized to set and assess fines for infractions of animal control regulations as they see fit, so long as such fines are consistent with State of Maine laws.

5. **Fees:** The Board of Selectmen shall be authorized to set and assess fees for services as they see fit, so long as such fees are consistent with State of Maine laws.

6. **Assistant Animal Control Officer:** The Board of Selectmen may appoint an Assistant Animal Control Officer for a term determined by them and at a rate of pay set by them that is within an amount authorized by the Town for such services. The Animal Control Officer should have the opportunity to make his/her recommendation regarding his/her assistant prior to the appointment of any individual by the Selectmen.

Certified by the Board of Selectmen February 26, 1991.



TOWN OF UNION
Office of Selectmen
Union, Maine

CERTIFICATION

We, the undersigned Board of Selectmen, hereby certify to the validity of the proposed ordinance entitled "Animal Control Ordinance", to be voted upon by the Town of Union's voters on March 11th, 1991.

Given unto our hands the Twenty-sixth day of February, A.D., 1991.

UNION BOARD OF SELECTMEN

Anthony C. Taylor
Anthony C. Taylor, Chairman

Scot A. Sabins
Scot A. Sabins

David M. Simmons
David M. Simmons

ATTEST: A true copy of an ordinance entitled "Animal Control Ordinance" as certified to me by the Municipal Officers of Union, Maine on the twenty-sixth day of February, 1991.

Signature: Mary S. Sabins
Mary S. Sabins, Town Clerk

MUNICIPAL ELECTION
 March 9, 1991
 10:00 a.m.
 New Municipal Building

ANNUAL TOWN MEETING
 March 11, 1991
 7:00 pm
 Thompson Comm. Ctr.

TOWN OF UNION

ANNUAL TOWN MEETING MINUTES

MARCH 9-11, 1991

The MUNICIPAL ELECTION and ANNUAL TOWN MEETING was called to order by Mary Sabins, Town Clerk on Saturday, March 9, 1991 at 10:00 am. The Warrant was read and proceeded to act on the articles as follows:

ARTICLE 1. Ronald Hawes was nominated and elected by ballot to the position of MODERATOR of this meeting. He was duly sworn into office by the Town Clerk.

ARTICLE 2. The polls were opened for the election of all necessary officers/officials by Secret Ballot. The following is a list of the ballots cast:

TOTAL NUMBER OF BALLOTS CAST: 464

FOR SELECTMAN (three years)

JOHN REILLY.....	246 votes
Anthony C. Taylor.....	205 votes
John Gamage (write in).....	1 vote
William Hastings (write in).....	1 vote

FOR ASSESSOR (three years)

JOHN REILLY.....	262 votes
Anthony C. Taylor.....	189 votes
John Gamage (write in).....	1 vote
William Hastings (write in).....	1 vote

FOR OVERSEER OF THE POOR (three years)

JOHN REILLY.....	252 votes
Anthony C. Taylor.....	196 votes
John Gamage (write in).....	1 vote
William Hastings (write in).....	1 vote

FOR SELECTMAN (one year)

JOHN GAMAGE.....	236 votes
Linwood Williams.....	199 votes
Ralph Blackington (write in).....	1 vote

FOR ASSESSOR (one year)

JOHN GAMAGE.....236 votes
 Linwood Williams.....194 votes
 Ralph Blackington (write in).....1 vote

FOR OVERSEER OF THE POOR (one year)

JOHN GAMAGE.....237 votes
 Linwood Williams.....195 votes
 Ralph Blackington (write in).....1 vote

FOR TOWN CLERK (one year)

Sharon Caron.....125 votes
 MARY SABINS.....337 votes

FOR TAX COLLECTOR (one year)

Sharon Caron.....126 votes
 MARY SABINS.....338 votes

FOR TREASURER (one year)

LINDA L. McALLISTER.....448 votes
 Mervyn Merrill (write in).....1 vote

FOR S.A.D. #40 DIRECTOR (three years)

MARIE MITCHELL.....425 votes
 Norma Jones (write in).....1 vote
 John S. Pike (write in).....1 vote

The following were elected by Secret Ballot: John Reilly, Selectman, Assessor and Overseer of the Poor for three years; John Gamage, Selectman, Assessor and Overseer of the Poor for one year; Mary Sabins, Town Clerk and Tax Collector for one year; Linda McAllister, Treasurer for one year; and Marie Mitchell, SAD #40 Director for three years.

The polls closed at 6:00 p.m. and the election clerks, Nina Aho, Mary Smith, Mary Bragan, Valerie Blake, Donna Morine, and Louise Folsom sorted, counted and tabulated the above ballots under the supervision of Moderator Ron Hawes and Deputy Registrar of Voters Linda McAllister. The meeting was then adjourned to MONDAY, MARCH 11, 1991 at 7:00 pm at the THOMPSON COMMUNITY CENTER.

On MONDAY, March 11, 1991 at 7:00 p.m., Moderator Ronald Hawes called the Annual Town Meeting to order. The Moderator then read return of votes cast at the Municipal Election held on the previous Saturday. The Town Clerk was

duly sworn into office by the Moderator, then he proceeded to act on the following articles:

ARTICLE 3. Nominations for two Trustees of the Cemetery Trust Funds was requested by Moderator Ron Hawes. Elston MacFarland was then quickly nominated and later elected with two ballots. The second nomination was for Basil Brown who declined. Isabel Abbott was then nominated and elected with three ballots.

Nominations were then requested for four members of the BUDGET COMMITTEE for three year terms and one member of the BUDGET COMMITTEE for a one year term (created when Loren Athearn resigned). The four nominees for the first membership were: Jeffrey Payson, Sharon Caron, Louise Folsom, and Marie Mitchell. Thirty-six ballots were cast and later counted by ballot clerks Nina Aho and Mary Smith revealing the following outcome:

Jeffrey Payson	10 votes
Sharon Caron	8 votes
Louise Folsom	6 votes
*Marie Mitchell	12 votes

*Marie Mitchell was declared elected.

The four nominees and vote tally for the second membership are as follows:

*Jeffrey Payson	16 votes
Louise Folsom	8 votes
Sybil Gleason	11 votes
Manny Mitchell	9 votes

*Jeffrey Payson was declared elected.

The five nominees and vote tally for the third membership are as follows:

Louise Folsom	13 votes
Austin Jones	8 votes
Manuel Mitchell	12 votes
Sharon Caron	13 votes
Steve Kirkpatrick	- declined nomination

A tie vote was declared between Louise Folsom and Sharon Caron with thirteen votes each and no winner was announced.

The same four contestants were again nominated for the third membership and the results of the re-balloting were as follows:

Louise Folsom	16 votes
---------------	----------

*Sharon Caron	25 votes
Manuel Mitchell	11 votes
Austin Jones	20 votes

*Sharon Caron was declared elected.

The four nominees and the vote tally for the fourth membership are as follows:

Manuel Mitchell	13 votes
*Austin Jones	22 votes
Louise Folsom	18 votes
Lee Houghton	11 votes

*Austin Jones was declared elected.

The four nominees for the fifth membership (one year term, filling unexpired term of Loren Athearn who resigned) and the vote tally are as follows:

Valerie Blake	18 votes
*Louise Folsom	20 votes
Manuel Mitchell	19 votes
Lee Houghton	13 votes

*Louise Folsom was declared elected

ARTICLE 4. On a motion by Howard Hawes, it was voted to amend this Article to read: To see if the Town will vote to authorize the Selectmen to appoint and to fix the salaries of the officials/officers appointed by them under provision of MRSA Title 30-A, Section 2601, subsection 1 & 2. The amended article was then voted on and passed by a show of hands vote.

ARTICLE 5. On a motion made and seconded, it was voted to authorize the Selectmen to take from SURPLUS the Social Security of the Town Officers and Officials.

ARTICLE 6. By a show of hands vote on a motion duly made and seconded, the Selectmen were authorized to procure a temporary loan or loans, in anticipation of taxes, for payment of obligations of the Town; such loan or loans to be paid during the current municipal year by taxation.

ARTICLE 7. On a motion made and seconded, and by a show of hands vote, the selectmen were authorized to take from SURPLUS the necessary amount of money to cover the interest on loan or loans they have been authorized to procure in anticipation of taxes.

ARTICLE 8. A show of hands vote authorized the Selectmen to sell Tax Acquired Property, and to give quit-claim deeds

thereof. Sales to other than the registered owner, his or her heirs, devisees or assigns shall be by public sale to the highest bidder after public notice.

ARTICLE 9. The Town voted to authorize the Tax Collector to accept prepayment of taxes for the year 1991-92 not yet due or assessed.

ARTICLE 10. By a show of hands vote, the Town adopted an interest rate on uncollected taxes to be in compliance with what is set and determined for Commercial Unsecured Loans by Maine Banking Institutions as of the first business day of January 1991. (12%)

ARTICLE 11. On a motion duly made and seconded, the Town authorized the Municipal Officers to spend an amount not to exceed 3/12ths of the budgeted amount in each budget category of the Town's Annual Budget during the period from January 1, 1992 to the 1992 Annual Town Meeting.

ARTICLE 12. An article to see if the Town would vote to continue opposition to the proposed extraction of metallic ore and its processing in the vicinity of Crawford Pond and Route #131. A motion was made and seconded to pass this article as written which lead to lengthy discussion. Many residents spoke their opinions both for and against the proposed mining project. It was then moved and seconded and later voted, that the discussion should cease. A written ballot was requested and revealed the following vote tally: 149 ballots cast. no - 54, yes - 94, 1 uncommitted. It was declared that the Town would vote to continue opposition to the proposed extraction of metallic ore and its processing.

ARTICLE 13. Moderator Ron Hawes explained that the wording of this article on the posted Warrant is slightly different from the Warrant printed in the Town Report. The article was corrected to read: Shall an ordinance entitled "Land Use Ordinance for the Town of Union, Maine" as revised March 1991, be enacted? A motion was made and seconded to pass the article as written and a lengthy discussion ensued. Planning Board Chairman Lynn Allen gave an explanation of the changes made from the previous Land Use Ordinance already in place. Several residents offered opinions both for and against passing this ordinance. Carl Yellows, a non-resident, asked to be given permission to speak but failed to receive the 2/3 majority vote by the townspeople needed to be allowed to speak. After more lengthy discussion, a motion was then made and later passed to end all discussion and proceed to a written ballot. The results were as follows: 144 ballots cast. yes - 76, no - 68. It was declared that the ordinance entitled "Land Use Ordinance for the Town of Union, Maine" as revised March 1991 will be enacted.

ARTICLE 14. Proper wording of this article which appears differently from Town Report, should be as follows: Shall an ordinance entitled "Shoreland Zoning Ordinance for the Town of Union" as revised March 1991, be enacted? A brief explanation from Planning Board Chairman Lynn Allen revealed that the proposed ordinance before the Town, with minor changes, would become law as of December 31, 1991 and that this proposed ordinance will replace an outdated one that was approved by voters in 1974. On a motion duly made and seconded the Town voted to enact an ordinance entitled "Shoreland Zoning Ordinance for the Town of Union" as revised March 1991. Four voters opposing.

ARTICLE 15. This article to see if the Town will vote to accept ownership of a strip of land from the Clary Hill Subdivision to fulfill the subdivider's open space requirement. Planning Board Chairman Lynn Allen stated that the Planning Board recommended accepting this strip of land as it could be used for future widening of the Clary Hill Road. After discussion and by a show of hands vote, the Town voted to pass the article as written with two voters opposing.

ARTICLE 16. Proper wording reads as follows: "Shall an ordinance entitled "Animal Control Ordinance", be enacted? Resident Howard Hawes questioned whether a hearing was held on this ordinance. Lynn Allen explained that, even though the planning board had nothing to do with this ordinance, she knew from her experiences with the Planning Board that a hearing is nice but not mandatory. Moderator Hawes will allow a vote to take place and let the Selectmen contact legal council to determine validity of the vote. A show of hands vote revealed only three voters opposing. The "Animal Control Ordinance" will be enacted.

ARTICLE 17. Proper wording of the article which appears differently from the Town Report, should be as follows: Shall an ordinance entitled "Union Ambulance Ordinance" be enacted? Outgoing Ambulance Director Craig Fuller addressed the Townspeople and explained that the Ambulance Service voted unanimously amongst itself not to separate from the Fire Department, which is what the proposed ordinance is initiating. On a motion made and seconded, the Town voted to indefinitely postpone this article.

ARTICLE 18. By a show of hands vote, the Town voted, as provided by the Maine State Legislature, to accept the categories of funds listed below. (Dollar amounts are estimated amounts to be received in 1991.)

a) Maine State Revenue Sharing	\$78,000.00
b) Property Tax Relief Fund	unknown
c) Highway Block Grant	65,000.00
d) Snowmobile Registration Refund	800.00

e)	Tree Growth Refund	300.00
f)	Veteran's Exemption Refund	400.00
g)	Small Community Program	37,000.00
h)	Education Block Grants	2,300.00
i)	General Assistance	10,000.00
j)	Gasoline & Diesel Tax Refund	1,000.00
k)	Comprehensive Planning Grant	10,200.00
l)	Library Stipend	350.00
m)	Ordinance Fines	100.00
n)	Emergency Management Assistance	250.00

ARTICLE 19. On a motion made and seconded, the Town voted to appropriate \$900.00 to be used in dedicating the Municipal Building to William L. Pullen.

ARTICLE 20. On a motion duly made and seconded, the Town voted to raise the sum of \$2,000.00 for the Operation of Ambulance with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account.

ARTICLE 21. It was voted by the Town to authorize the Selectmen to assess the Towns of Appleton and Washington the sum of \$4,000.00 each for ambulance services in the coming year and to accept a contribution of \$1,000.00 from the Town of Hope.

ARTICLE 22. On a motion duly made and seconded, the Town voted to allow the Union Ambulance Department to expend monies earned by them for equipment and other operational expenses.

ARTICLE 23. By a show of hands vote, the Town voted to allow the Union Fire Department to expend monies earned by that department for equipment and other operational expenses.

ARTICLE 24. The Town voted to accept the following for Perpetual Care of Cemetery Lots:

1. Pamela & Judson Dodge, III
Lot 65 - East Union Cemetery \$300.00

ARTICLE 25. After short discussion, it was moved and seconded to disburse the sum of \$756.00 out of the money received from the State Snowmobile Refund from the registration of snowmobiles to the Appleton Trail Makers, Inc. (Appleton); the Hatch Mountain Snowriders Snowmobile Club, (Hope); and the Hill & Gully Snowmobile Riders, (Washington) 1/3 to each town - \$252.00 for the purpose of maintaining their snowmobile trails in Union, to be open to the public at all times. The voters also authorized the Municipal Officers to enter into an agreement with the three

clubs, under such terms and conditions as the Municipal Officers deem advisable for the purpose.

ARTICLE 26. On a motion made and seconded, the Town voted to authorize the Selectmen to take the following sums of money from SURPLUS to cover 1990 OVERDRFTS:

A. Planning Board	\$ 55.51
B. Appeals Board	138.49
C. Red Network	612.50
D. Sewer Projects	3.92
E. Snow Removal	387.80
TOTAL	<u>\$1,198.22</u>

ARTICLE 27. By a show of hands vote, the Selectmen voted to CARRY OVER into 1991 the unexpended balances of the following accounts:

A. Computer System	2,750.00
B. Dehumidifier	300.00
C. Assessors	1,390.84
D. Comprehensive Planning Comm.	7,442.94
E. Fire Dept. Tank Truck	11,956.66
F. Animal Control	2,121.73
G. Insurance	4,365.00
H. TCSWMO	6,086.00
I. Education	2,302.87
J. Wm. Pullen Scholarship	8,000.00
K. Frank & Gertrude Rowe Schol.	1,000.00
L. G. Doughty Mem. Scholar.	150.00
M. Union Alumni Scholar.	300.00
N. Cemeteries	561.30
O. Town Revaluation	12,832.00
P. Snowmobile Reg. Refund	756.00
Q. Grassroots Cable Franchise Fees	1,572.00
R. I.C. Thurston	11,070.81
S. Conservation Commission	545.35
T. Automobile Excise Tax	6,906.48

ARTICLE 28. After discussion, setting aside B,F,H,M,N,P,Q, & S, a motion was made and seconded to RAISE AND APPROPRIATE the following sums of money:

A. Administration	\$18,250.00
B. Main. of Town Office Bldg.	10,375.00
C. Assessors	10,000.00
D. Officers Salaries	11,200.00
E. Office Personnel	36,608.00
F. Insurance	35,635.00
G. Town Maintenance	4,000.00
H. Sanitary Landfill	45,000.00
I. Hot Topping	5,168.00
J. Hydrant Rental	5,400.00

K. Red Network	4,240.00
L. Town Truck Note	12,050.00
M. Animal Control	1,500.00
N. TCSWMO	19,780.00
O. Snow Removal	28,060.00
P. Septic Waste Site	600.00
Q. Road Construction	15,000.00
R. Constable	300.00
S. Code Enforcement	900.00
T. Fire Department	11,000.00
U. Fire Truck Reserve	7,000.00
V. Fire Truck Loan	8,014.20
W. Street Lights	4,600.00
X. Cemeteries	5,700.00
Y. Recreation	500.00
Z. Planning Board	1,845.00
AA. Appeals Board	250.00
BB. Vose Library	6,000.00
CC. Memorial Day	250.00

TOTAL RAISED AND APPROPRIATED	<u>\$309,225.20</u>
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ARTICLE 29. On a motion made and seconded, a show of hands vote revealed 32 in favor and 35 in opposition for the motion of raising \$10,000.00 to place in the Highway Equipment Replacement Account. A motion was then made to cast written ballots on the motion which revealed 39 in favor, 46 opposed. The motion to raise \$10,000 does not carry. A motion was quickly made and seconded to raise \$7,000 and was passed by a show of hands vote.

ARTICLE 30. After discussion, a motion was made and seconded to raise \$10,000.00 to place in the Sand/Salt Shed Reserve Account. The motion carried with one opposing.

ARTICLE 31. By a show of hands vote, the Town voted to take from EXCISE TAXES for the following:

A. Public Works	\$108,625.00
B. Snow Removal	16,940.00
TOTAL TAKEN FROM EXCISE TAXES	<u>\$125,565.00</u>

ARTICLE 32. On a motion duly made and seconded, the Town voted to take from the HIGHWAY BLOCK GRANT FUNDS the following:

A. Hot Topping	\$ 59,832.00
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ARTICLE 33. Moderator Hawes explained that the statement at the end of this warrant article that the Historical Society requested this article should be removed from the article as the Society as a whole did not request it, only a few concerned members. Resident Basil Brown gave a brief

history of the Union Birdhouse Street Signs. A motion was then made by Mr. Brown to amend the article to raise \$500.00 and to carry over any unexpended amount. A vote was taken and carried to amend the article as suggested. A vote was then taken on the amended article and passed with six opposing voters.

ARTICLE 34. This article to see what sum the Town will raise and appropriate for the purpose of paying Union's share of costs involved to repair or rebuild the Skidmore Road Bridge. Selectman Scot Sabins gave an explanation of the deterioration of the bridge and options for repairing. Discussion ensued from residents from the Skidmore Road as well as others. After discussion, a motion was made and seconded to raise \$15,000.00, to show good faith and intentions by Union Voters to pay for Bridge repairs when it becomes clear which of the options are most feasible. The motion carried with six opposing voters.

ARTICLE 35. In light of the outcome of Article 34, a motion was quickly made and seconded to pass this article as written to authorize the Selectmen to accept, on behalf of the Town, Federal and/or State monies that may become available for the purpose of paying Union's share of costs involved to repair or rebuild the Skidmore Road Bridge. The motion carried.

ARTICLE 36. An article to see if the Town will vote to raise and appropriate the sum of \$25,000.00 to purchase land offered to the Town by its present owners. This property consists of 3.26 acres commonly known as the Hills Mills site, running from the West Sennebec Road to the St. George River. After discussion, it was moved and seconded to indefinitely postpone this article. With no opposing voters, the motion carried.

ARTICLE 37. In light of the outcome of Article 36, the Town voted to indefinitely postpone this article that would have authorized the Selectmen to accept, on behalf of the Town, Federal and/or State monies for the purpose of acquiring 3.26 acres of property identified by Union Tax Map 9, Lot 16-2, commonly known as the Hills Mills site.

ARTICLE 38. By a show of hands vote, the Town voted to take from the interest earned on the WILLIAM PULLEN FUND for the following:

A. Scholarships	\$6,750.00
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ARTICLE 39. On a motion made and seconded, the Town voted to take \$150.00 from interest of the Gilbert Doughty Memorial Scholarship fund, to cover a scholarship to be awarded in 1991.

ARTICLE 40. The Town voted to take \$350.00 from interest of the Union Alumni Scholarship Fund, to cover a scholarship to be awarded in 1991.

ARTICLE 41. On a motion made and seconded, the Town voted to take \$1,000.00 from interest of the Rowe Scholarship Trust Fund to cover a scholarship to be awarded in 1991.

ARTICLE 42. The Town voted to take \$1,000.00 from interest of the Raymond Thurston and Belle Thurston Kinniston Fund to cover a scholarship to be awarded in 1991.

ARTICLE 43. On a motion duly made and seconded, the Town voted to take from the Joseph Pullen Investment Fund for the following:

A. Recreation	\$3,500.00
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ARTICLE 44. On a motion duly made and seconded, the Town voted to take from the Joseph Pullen Recreation Reserve Account for the following:

A. Recreation	\$4,875.00
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ARTICLE 45. The Town voted to authorize the Selectmen to sell, or otherwise dispose of, equipment with a value of less than \$100.00.

ARTICLE 46. After discussion, setting aside C,D, & I, a motion was made and seconded to raise and appropriate the following sums of money:

A. Senior Citizens	\$ 300.00
B. The Coastal Workshop	200.00
C. WCBB Channel 10	300.00
D. New Hope for Women	400.00
E. Mid-Coast Human Resources Council	1,945.00
F. Mid-Coast Mental Health Ctr.	785.00
G. Mid-Coast Children's Services	600.00
H. Coastal Trans, Inc.	500.00
I. Kno-Wal-Lin	1,780.00
J. Senior Spectrum	1,063.00
K. Coastal Child Care	500.00

TOTAL RAISED AND APPROPRIATED	\$8,373.00
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Having completed the articles set before us, a motion was then duly made and seconded to adjourn at 11:59 p.m. There were approximately 275-300 people present.

A True Copy of the Minutes of the MUNICIPAL ELECTION and ANNUAL TOWN MEETING - March 9-11, 1991.

ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

VARIOUS APPROPRIATIONS AND SOURCES OF FUNDING:

Total voted to RAISE	\$352,998.20
Total voted from SURPLUS (1990 Overdrafts)	1,198.22
Total voted from EXCISE TAXES	125,565.00
Total voted from HIGHWAY BLOCK GRANT	59,832.00
Total voted from WM. PULLEN FUND	6,750.00
Total voted from ROWE SCHOLARSHIP	1,000.00
Total voted from JOSEPH PULLEN INVEST.	3,500.00
Total voted from RECREATION RESERVE	4,875.00
Total voted from GILBERT DOUGHTY FUND	150.00
Total voted from UNION ALUMNI SCHOLAR.	350.00
Total voted from THURSTON/KINNISTON FUND	1,000.00

OFFICIAL RETURN OF VOTES

For Selectman, Assessor and Overseer of the Poor for three years;
For Selectman, Assessor and Overseer of the Poor for one year (filling
unexpired term of Scot Sabins who resigned); For Town Clerk and Tax
Collector for one year; For Treasurer for one year; For SAD #40
Director for three years.

GIVEN IN AT THE ANNUAL TOWN MEETING - MUNICIPAL ELECTION - MARCH 9, 1991.

At a legal meeting of the Inhabitants of the TOWN OF UNION, in the
County of Knox, qualified to vote, held on SATURDAY, the NINTH day
of MARCH, 1991, A.D., the said Inhabitants gave in their votes for
the above offices. The same were received, sorted, counted and
declared in open meeting by the Moderator, who presided, and in
the presence of the Town Clerk, and Deputy Town Clerk, who formed
a list of the persons voted for, and made a record thereof, as
follows, to wit:

TOTAL NUMBER OF BALLOTS CAST WAS 464.

FOR SELECTMAN (three years)	FOR ASSESSOR (one year)
<u>John Reilly</u> 246 votes	<u>John Gamage</u> 236 votes
<u>Anthony C. Taylor</u> 205 votes	<u>Linwood Williams</u> 194 votes
<u>John Gamage (write in)</u> 1 vote	<u>Ralph Blackington (WI)</u> 1 vote
<u>William Hastings (W.I.)</u> 1 vote	OVERSEER OF THE POOR (one year)
FOR ASSESSOR (three years)	<u>John Gamage</u> 237 votes
<u>John Reilly</u> 262 votes	<u>Linwood Williams</u> 195 votes
<u>Anthony C. Taylor</u> 189 votes	<u>Ralph Blackington</u> 1 vote
<u>John Gamage (write in)</u> 1 vote	TOWN CLERK (one year)
<u>William Hastings (W.I.)</u> 1 vote	<u>Sharon Caron</u> 125 votes
FOR OVERSEER OF THE POOR (3 yrs)	<u>Mary Sabins</u> 337 votes
<u>John Reilly</u> 252 votes	TAX COLLECTOR (one year)
<u>Anthony C. Taylor</u> 196 votes	<u>Sharon Caron</u> 126 votes
<u>John Gamage (write in)</u> 1 vote	<u>Mary Sabins</u> 338 votes
<u>William Hastings (W.I.)</u> 1 vote	TREASURER (one year)
FOR SELECTMAN (one year)	<u>Linda McAllister</u> 448 votes
<u>John Gamage</u> 236 votes	<u>Mervyn Merrill (W.I.)</u> 1 vote
<u>Linwood Williams</u> 199 votes	SAD #40 DIRECTOR (three years)
<u>Ralph Blackington (WI)</u> 1 vote	<u>Marie Mitchell</u> 425 votes
	<u>Norma Jones (W.I.)</u> 1 vote
	<u>John S. Pike (W.I.)</u> 1 vote

A TRUE COPY.

ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

(MODERATOR'S OATH)

State of Maine

.....Union....., Maine,

.....March 9....., 19⁹¹..

I,Ronald Hawes....., do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

.....*Ronald Hawes*.....
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

.....Union....., Maine,

.....March 9....., 19⁹¹..

Subscribed and sworn to Ronald Hawes

Before me,*Mary S. Sabins*.....
Mary S. Sabins, Town Clerk Title.

Ronald Hawes

237-15

Ronnie Hawes

237-16

OFFICIAL RECEIPT FOR BALLOTS

ANNUAL TOWN MEETING - MARCH 09, 1991

MUNICIPAL ELECTION BALLOTS

We, hereby, certify that on March 09, 1991, we received from Mary Sabins, Town Clerk, one package total of which said to contain 600 regular ballots for candidates for use at the Town of Union's Municipal Election.

Signed: UNION ELECTION CLERKS.

Hecky L. Smith
Teresa B. Aho



Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458

February 28, 1991

Board of Selectmen
Town of Union
P. O. Box 186
Union, ME 04862

Gentlemen:

Enclosed for your Town Records is an Application for a Pole Location Permit for the Town of Union.

Very truly yours,

Frank T. Skelton
mf

Frank T. Skelton
District Manager

FTS/ml
Enc.
cc: W.O. #31-3116

Town Copy

CENTRAL MAINE POWER COMPANY

Form 4501
Rev. 11/90

PROJECT: 31-3116

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☒ State Department of Transportation

☐ City

☐ Town of _____, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and Continental Telephone Co. jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

(See description on back)

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☒ Public Notice of this
Application has been
given by publishing the
text of the same

in Courier-Gazette

on March 12, 1991

☐ Not published

CENTRAL MAINE POWER COMPANY

CONTINENTAL TELEPHONE COMPANY

By: Frank T. Skelton Date: 2/28/91

By: Mavis Leake Date: 3-4-91

(old)

Starting at existing Central Maine Power Company[^]Pole #06 on West Appleton Road and extending in a northerly direction along the said West Appleton Road on a line of one (1) pole, approximately twenty (20) feet as now staked to proposed Central Maine Power Company^(new)[^]Pole #06.

Also, starting at existing Central Maine Power Company Pole #21½, Augusta Road, and extending in a southeasterly direction along the said Augusta Road on a line of six (6) poles, approximately eight hundred ninety-two (892) feet as now staked to proposed Central Maine Power Company Pole #16 as shown on sketch submitted with this application marked Project #31-3116, dated December 6, 1990.

7/81

PROJECT 51-5116

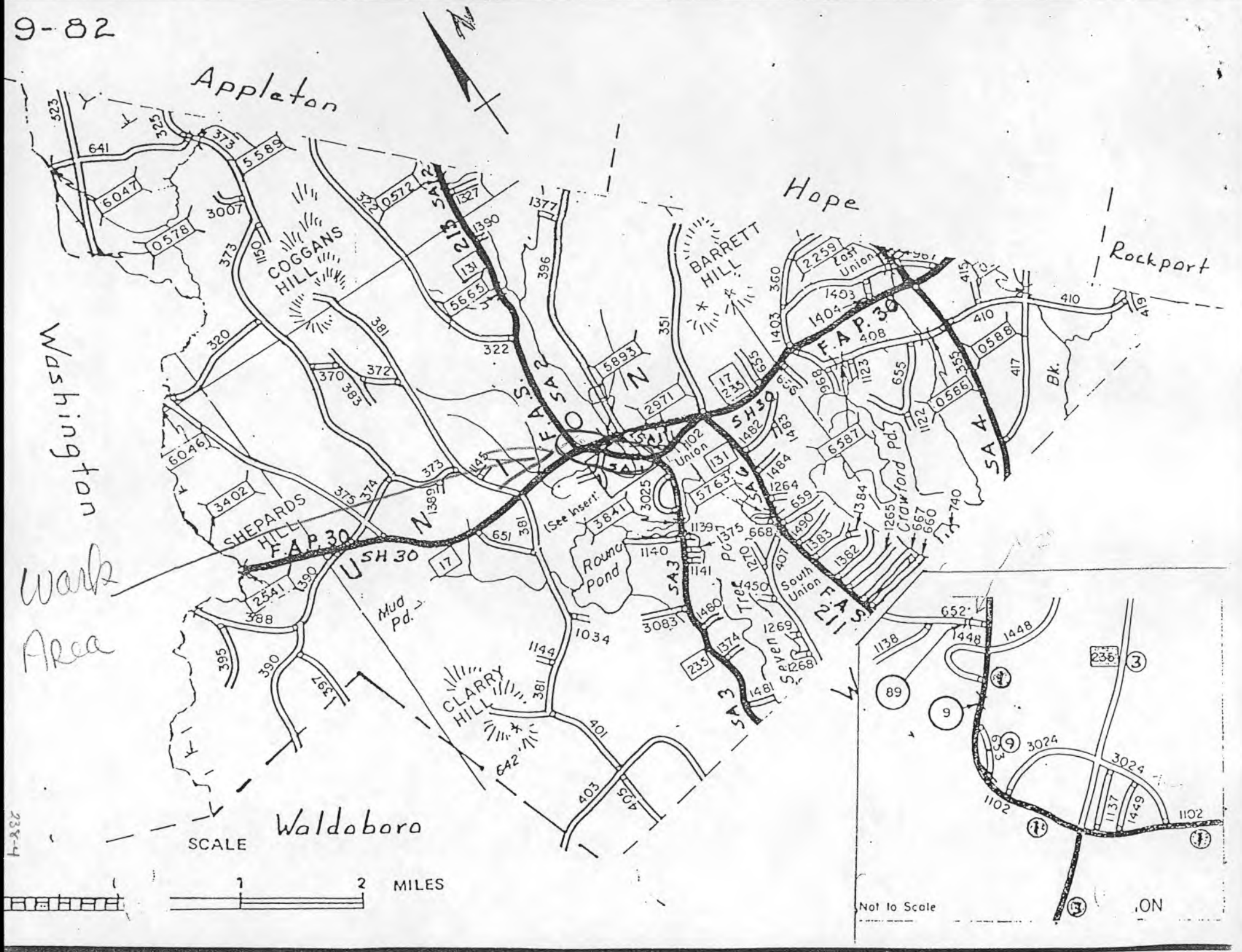
SHEET 1 OF 1

TOWN Union
STREET W. Appleton Road AND Augusta Road
DATE 12-6-90 BY LD

DATE 12-10-70 BY 1-1-1
Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 2800 volts to ground 3 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line at 011P Tel 594-1090. Pole spans shown are approximate.

[illegible]

9-82



WARRANT FOR SCHOOL ADMINISTRATIVE DISTRICT NO. 40
DISTRICT REFERENDUM

To Andrea Doyle, a resident of School Administrative District No. 40, comprised of the towns of Friendship, Union, Waldoboro, Warren and Washington, in the counties of Lincoln and Knox in the State of Maine.

In the name of the State of Maine, you are hereby ordered to serve upon the municipal clerks of each of the municipalities within said School Administrative District No. 40, namely, the Towns of Friendship, Union, Waldoboro, Warren, and Washington, an attested copy of this warrant. Service shall be in hand and within three (3) days of the date of this warrant. The municipal clerks of the above municipalities shall immediately notify the respective municipal officers, who shall post the following warrant:

REFERENDUM - M.S.A.D. #40 1991-92 Budget

Knox County

Town of Union, State of Maine

To Peter Soule, a constable in the Town of Union

in County of Knox.

Greetings: In the name of the State of Maine, you are hereby required to notify and warn the Inhabitants of the Town of Union qualified by law to vote in town affairs, to assemble at Town Office Bldg., in said Town, on the 11th day of June, 1991, at 10 A.M. o'clock in the morning, to act on the following Articles, to wit:

ARTICLE 1: To choose a moderator to preside at said meeting.

ARTICLE 2: To see what sum the District will appropriate from the foundation allocation for school purposes (School Directors recommend \$8,763,216.) and to see what sum the District will raise as the local share of the foundation allocation (School Directors recommend \$3,527,218.).

ARTICLE 3: To see what sum the District will appropriate from the debt service allocation (School Directors recommend \$978,318.) and to see what sum the District will raise as the local share of debt service (School Directors recommend \$ 271,224.).

ARTICLE 4: To see what sum the District will raise in additional local funds under the provisions of 20-A MRSA 15614. (School Directors recommend \$190,000.).

ARTICLE 5: To see what sum the District will authorize the School Board to expend for the fiscal year beginning July 1, 1991, and ending June 30, 1992, from unexpended balances, tuition receipts and other receipts for the support of schools. (School Directors recommend \$459,987.).

ARTICLE 6: To see what sum the District will appropriate for adult education (School Directors recommend \$26,680.), and to see what sum the District will raise as the local share (School Directors recommend \$15,000.).

ARTICLE 7: "Shall the regional vocational budget for REGIONAL DAY PROGRAMS, as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1991 through June 30, 1992 be approved in the amount of \$ 1,310,252.?"

ARTICLE 8: "Shall the regional vocational budget for ADULT VOCATIONAL PROGRAMS as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1991 through June 30, 1992 be approved in the amount of \$30,000?"

As required by law, voting on Articles 2 through 8 will be in conformity with Sections 2061 and 2065 of Title 30 of the Maine Revised Statutes, as amended, which is the Australian or secret ballot law, so-called, and voting will be by printed ballot. The polls will be opened immediately after the election of a moderator and will remain open until 8:00 o'clock in the evening on said 11th day of June, 1991.

There shall be a Public Hearing for the purpose of discussing the above stated Articles, at Medomak Valley High School on the 30th day of May, 1991, at 7:00 P.M. o'clock in the evening. A subsequent opportunity for discussion of the budget will be held again at Union Central School, on the 6th day of June, 1991, at 7:00 P.M. o'clock in the evening.

Given under our hand this 13th day of May, 1991.

David Littlefield
Thomas N. Galt
Myra M. Ametutz
Beverly Moody
James Eaton
Ann H. Galt
John L. Galt
William E. McFuell

Louise E. Ulbrich
Emily Buford
George Saver
Elizabeth Hooster
Norma L. Jones
Mae C. Meltz
Dorothy W. Wyllie
Shirley C. Cady

Board of Directors of Maine School Administrative District No. 40

A true copy of the Warrant, attest: Andrea Doyle
Resident of Maine School Administrative
District No. 40

Countersigned this 14 day of May, 1991 at Union, Maine.

David Simmons
Selectman David Simmons
John E. Reilly
Selectman John Reilly
John A. Gamage
Selectman John Gamage

Selectman

Selectman

Selectmen, Town of Union, Maine

A true copy of the Warrant, attest

Peter B. Soule
Peter B. Soule

Constable of Union, Maine

Proposed School Budget summary of recommendations by the Directors of School Administrative District No. 40 for the fiscal year July 1, 1991 to June 30, 1992.

(Complete budget details are available in the Annual Report available to all residents of the District).

<u>Revenues</u>			<u>Expenditures</u>	
<u>Foundation Allocation</u>			Board of Directors.....	\$ 13,825
State Share (59.7%)	\$	5,235,998	Office of the Superintendent.....	297,309
Local Share (40.3%)		3,527,218	Office of the Principal.....	559,023
			Elementary Instruction.....	3,586,384
	\$	8,763,216	Secondary Instruction.....	1,824,600
<u>Debt Service</u>			Special Education.....	680,075
State Share (72.3%)	\$	707,094	Region 8 Vocational Center.....	356,662
Local Share (27.7%)		271,224	Extra-Curricular Elementary.....	51,247
			Extra-Curricular (Secondary).....	114,242
	\$	978,318	Adult Education	26,680
<u>Other Addition Funds</u>	\$	190,000	Attendance.....	1,000
			Health Service.....	77,035
<u>Other Receipts</u>	\$	459,987	Operation and Plant Maintenance.....	1,015,032
			Student Transportation.....	760,770
<u>Adult Education</u>	\$	26,680	Debt Service	978,317
			Contingency.....	10,000
			Fiscal Services.....	14,000
			School Lunch.....	52,000
TOTAL REVENUES.....	\$	10,418,201	TOTAL EXPENSES.....	\$10,418,201

RETURN OF THE WARRANT

Knox County

State of Maine

IQ: The Directors of School Administrative District No. 40.

May 14, 1991. Pursuant to the within Warrant, to me, directed, I have served in hand upon the municipal clerk of the Town of Union, an attested copy of this Warrant directing the municipal officers of said Town to call a town meeting at said time and place and for the purposes therein stated.

Andrew Doyle

To: The Municipal Officers of the Town of Union

May 21st, 1991. Pursuant to the within Warrant, directed to me, I have notified and warned the voters of the Town of Union to assemble at said times and places for the purposes therein named, by posting an attested copy of said Warrant, at Town Office, Mic Mac Market,

Camden National Bank, Gorden's Market
in said Town, being public and conspicuous places in said Town, on the
21st day of May, 1991.

Peter B. Soule

Peter B. Soule

Penalty for willfully defacing, tearing down, removing or destroying a specimen ballot
FIVE TO ONE HUNDRED DOLLAR FINE

SPECIMEN BALLOT

STATE of MAINE

Articles to be Voted on in the M.S.A.D. #40 District Referendum for the Town of Union, June 11, 1991

Vote "YES" or "NO" by making a cross (X) or a check mark (✓) in the square of your choice at the left of each article. A "YES" vote indicates acceptance of the funding recommendation. A "NO" vote indicates rejection of the funding recommendation.

ARTICLE 2: Foundation Allocation Grant

YES	NO	To see what sum the District will appropriate from the Foundation Allocation for school purposes (School Directors recommend \$8,763,216), and to see what sum the District will raise as the local share of the Foundation Allocation (School Directors recommend \$3,527,218).
<input checked="" type="checkbox"/>	<input type="checkbox"/>	
65	25	

ARTICLE 3: Debt Service

YES	NO	To see what sum the District will appropriate from the Debt Service Allocation (School Directors recommend \$978,318), and to see what sum the District will raise as the local share of Debt Service (School Directors recommend \$271,224).
<input checked="" type="checkbox"/>	<input type="checkbox"/>	
67	23	

ARTICLE 4: Additional Local Funds

YES	NO	To see what sum the District will raise in Additional Local Funds under the provisions of 20-A MRSA 15614 (School Directors recommend \$190,000).
<input checked="" type="checkbox"/>	<input type="checkbox"/>	
63	27	

ARTICLE 5: Other Revenues Anticipated

YES	NO	To see what sum the District will authorize the School Board to expend for the fiscal year beginning July 1, 1991, and ending June 30, 1992, from unexpended balances, tuition receipts and other receipts for the support of schools. (School Directors recommend \$459,987).
<input checked="" type="checkbox"/>	<input type="checkbox"/>	
67	21	

ARTICLE 6: Adult Education

YES	NO	To see what sum the District will appropriate for Adult Education (School Directors recommend \$26,680), and to see what sum the District will raise as the local share (School Directors recommend \$15,000).
<input checked="" type="checkbox"/>	<input type="checkbox"/>	
55	35	

ARTICLE 7: Vocational Education Regional Day Programs

YES	NO	"Shall the Regional Vocational Budget for Regional Day Programs, as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1991 through June 30, 1992, be approved in the amount of \$1,310,252?"
<input checked="" type="checkbox"/>	<input type="checkbox"/>	
60	30	

ARTICLE 8: Adult Vocational Educational Regional Programs

YES	NO	"Shall the Regional Vocational Budget for Adult Vocational Education Programs as approved by the Region 8 Cooperative Board for Vocational Education for the year beginning July 1, 1991 through June 30, 1992 be approved in the amount of \$30,000?"
<input checked="" type="checkbox"/>	<input type="checkbox"/>	
52	36	

A true copy of the return of votes cast in the SAD #40
Referendum Election held on June 11, 1991.

Attest: Mary S. Sabins
Mary S. Sabins, Town Clerk

(MODERATOR'S OATH)

State of Maine

.....Union....., Maine,

.....June 11....., 19.91..

I,Linda McAllister....., do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

.....*Linda L. McAllister*.....
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

.....Union....., Maine,

.....June 11....., 19.91..

Subscribed and sworn to Linda McAllister

Before me,*Mary S. Sabins*.....
Town Clerk Title.



Linda McAllister

339-7

339-4

Linda

OFFICIAL RECEIPT FOR BALLOTS

S.A.D. #40 - REFERENDUM ELECTION

REFERENDUM ELECTION BALLOTS

We, hereby, certify that on June 11, 1991, we received from Mary Sabins, Town Clerk, two packages total of which said to contain 900 regular ballots for use at the S.A.D. #40 Referendum Election.

Signed: UNION ELECTION CLERKS

Harold B. Allen
Walter L. Smith

Tally

Tally Sheet Instructions

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We _____ and _____,
(Name) (Name)
election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted _____ ballots in open meeting in _____ Ward _____ Precinct _____.
(Number in this lot) (Town, City or Plantation)

COUNT IN LOTS OF 50—(USE SQUARES BELOW TO TALLY COUNT—MARK BY FIVES AS FOLLOWS: IIII.)

LOW-LEVEL RADIOACTIVE WASTE SITING ISSUE QUESTION NO. 1

Initiated Bill (A)					"YES" Legislative Bill (B)					"NO" Both Bills (C)				

TOTAL Number of "YES" Initiated Bill Ballots _____ TOTAL Number of "YES" Legislative Bill Ballots _____ TOTAL Number of "NO" Both Bills Ballots _____

BOND ISSUE QUESTION NO. 2

"YES" Ballots					"NO" Ballots				
40	25				10	15			

TOTAL Number of "YES" Ballots 65 TOTAL Number of "NO" Ballots 25

BOND ISSUE QUESTION NO. 3

"YES" Ballots					"NO" Ballots				
41	26				9	14			

TOTAL Number of "YES" Ballots 67 TOTAL Number of "NO" Ballots 23

BOND ISSUE QUESTION NO. 4

"YES" Ballots					"NO" Ballots				
41	22				9	18			

TOTAL Number of "YES" Ballots 63 TOTAL Number of "NO" Ballots 27

BOND ISSUE QUESTION NO. 5

"YES" Ballots					"NO" Ballots				
40	27				10	11			

TOTAL Number of "YES" Ballots 67 TOTAL Number of "NO" Ballots 21

BOND ISSUE QUESTION NO. 6

"YES" Ballots					"NO" Ballots				
31	24				19	16			

TOTAL Number of "YES" Ballots 55 TOTAL Number of "NO" Ballots 35

BOND ISSUE QUESTION NO. 7

"YES" Ballots					"NO" Ballots				
36	24				14	16			

TOTAL Number of "YES" Ballots 60 TOTAL Number of "NO" Ballots 30

CONSTITUTIONAL AMENDMENT QUESTION NO. 8

"YES" Ballots					"NO" Ballots				
30	22				20	16			

TOTAL Number of "YES" Ballots 52 TOTAL Number of "NO" Ballots 36

CONSTITUTIONAL AMENDMENT QUESTION NO. 9

"YES" Ballots					"NO" Ballots				

TOTAL Number of "YES" Ballots _____ TOTAL Number of "NO" Ballots _____

Election Clerk Counting Ballots

Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)
Form #36 Rev. 85



Central Maine Power

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

1-800-328-4477

Out of State 1-800-433-0458

May 21, 1991

Board of Selectmen
Town of Union
Town Office
P. O. Box 186
Union, ME. 04862

Gentlemen:

Enclosed herewith is an Application for a Pole Location Permit for the Town of Union.

Please sign the original copy and return the same to ~~this office after the Town Clerk has completed the section designated also.~~ The second copy is for your records.

Very truly yours,

Frank T. Skelton
ml

Frank T. Skelton
District Manager

FTS/ml

Encs.

cc: W/O #31-3192

Town Copy.

CENTRAL MAINE POWER COMPANY

Form 4501
Rev. 11/90

PROJECT: 31-3192

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and Continental Telephone Company jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

(See description on back)

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

CONTINENTAL TELEPHONE COMPANY

By: Frank J. Skelton Date: 5/21/91

By: Morris Leathers Date: 6-10-91

Starting at Pole #7, Etta Miller Road and extending in an easterly direction across the said Daggett Road on a line of one (1) Pole #701 Daggett Road.

POLE LOCATION PERMIT

PROJECT 31-3192
SHC _____

UPON THE APPLICATION of Central Maine Power Company and New England Telephone Co., dated by Central Maine Power Company May 2, 1991 asking for permission, in accordance with law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public notice required by statute has been given and that no written objection has been filed during said period by residents and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine Power Company and Continental Tel Co., or either of them, their successors and assigns, to construct, reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and appurtenances upon, along or across certain highways and public roads in the City/Town of Union, approximately as follows:

Starting at Pole #7, Etta Miller Road and extending in an easterly direction across the said Daggett Road on a line of one (1) Pole #701 Daggett Road.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than 18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David L. Simpson
John C. Kelly

Municipal Officers

Union, Maine

June 24, 1991

Office of the Town Clerk
Received and Recorded in Book 20, Page 240

Attest

Mary S. Sabino
Clerk



Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458

August 16, 1991

Union Town Office
P.O. Box 186
Union, ME 04862

Dear Sir:

Enclosed herewith is an Application for a Pole Location for the Town of Union.

Please sign the original copy and return the same to this office after the Town Clerk has completed the section designated also. The second copy is for your records.

Very truly yours,

Frank T. Skelton
District Manager

FTS/ml

Enc.

cc: W.O. #31-3240

CENTRAL MAINE POWER COMPANY

Form 4501
Rev. 11/90

PROJECT: 31-3240

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and GTE jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:
Easterly from existing Central Maine Power Pole #15 to new pole #15.01 for approximately one hundred ninety feet (190).

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

GTE

By: _____ Date: _____

By: _____ Date: _____

POLE LOCATION PERMIT

PROJECT 31-3240
SHC _____

UPON THE APPLICATION of Central Maine Power Company and GTE
dated by Central Maine Power Company August 14, 1991 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and GTE, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

Easterly from existing Central Maine Power pole #15 to new pole #15.01
for approximately one hundred ninety feet (190).

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David Sumner
John E. Page

_____ Municipal Officers

Union, Maine
Aug 27, 1991

Office of the Town Clerk
Received and Recorded in Book 20, Page 241

Attest Mary S. Sabins
Clerk

PROJECT 31-3240
SHEET 1 OF 1

TOWN Union
STREET Skidmore RD (North Union RD)
DATE 8-14-91 BY ERR.

DATE 8-17-77 BY 2-2-1
Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1Ø phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staged - for further information call H. Phifer at C.M.P. Tel 235-4433. Pole spans shown are approximate.

[illegible]

241-4

9-82

Appleton

Hope

Rockport

Washington

Waldoboro

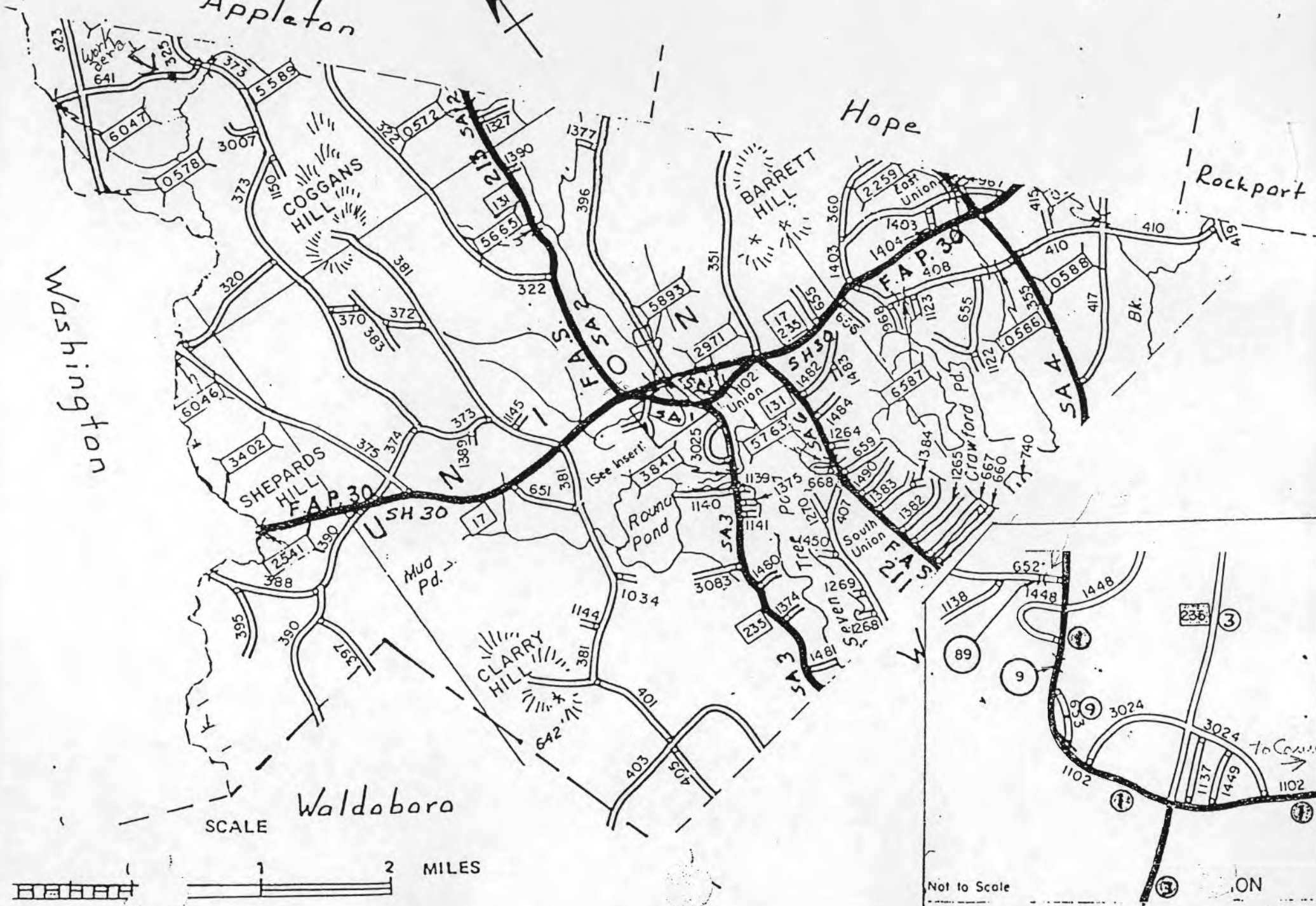
SCALE

1 2 MILES

Not to Scale

ION

2445



TOWN OF UNIONWARRANTSPECIAL TOWN MEETING

AUGUST 5, 1991

7:00 P.M.

WM. PULLEN BUILDING

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County qualified by law to vote in Town affairs, to meet at the WM. PULLEN BUILDING, in said Town on MONDAY, the FIFTH day of AUGUST, A.D., 1991 at 7:00 p.m. in the evening, then and there to act on Articles numbered 1 to 11. All of said articles being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

ARTICLE 2. To see if the Town will vote to raise and appropriate the sum of \$4,000 for the Operation of Ambulance, with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account, or act thereon.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 3. To see if the Town will vote to raise and appropriate the sum of \$5,000 for the Operation of the Fire Department, or act thereon.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 4. To see if the Town will vote to raise and appropriate the additional sum of \$2,151.95 on the Tank Truck Loan.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 5. To see if the Town will vote to raise and appropriate the sum of \$4,000.00 for the computer systems account, or act thereon.

ARTICLE 6. To see if the Town will vote to take from the William Pullen Fund the sum of \$3,000.00 for additional funds to complete the re-valuation program, or act thereon.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 7. To see if the Town will vote to authorize the Selectmen to turn over to Vose Library the State library stipend, and interest earned on

certificate of deposit, received annually by the Town. (Estimated amount \$350.00 annually.)

BUDGET COMMITTEE RECOMMENDS

ARTICLE 8. Shall the Town vote to accept the categories of funds listed below as provided by the Maine State Legislature? (Dollar amounts listed are estimated amounts to be received in 1991.)

a) Aircraft Excise Tax Refund \$25.00

BUDGET COMMITTEE RECOMMENDS

ARTICLE 9. Shall an ordinance entitled "Solid Waste Ordinance" be enacted?

ARTICLE 10. To see if the Town will vote to raise and appropriate the sum of \$1,200 for Code Enforcement, or act thereon.

BUDGET COMMITTEE RECOMMENDS

ARTICLE 11. To see if the Town will vote to raise and appropriate the sum of \$800.00 to house the Town trucks, equipment, etc. from September through December 1991, or act thereon.

BUDGET COMMITTEE DOES NOT RECOMMEND

GIVEN UNDER OUR HANDS THIS TWENTY-FIFTH DAY OF JULY, A.D., 1991

UNION BOARD OF SELECTMEN

David Simmons
David Simmons, Chairman

John Reilly
John Reilly

John C. Gamage
John Gamage

A True Copy.

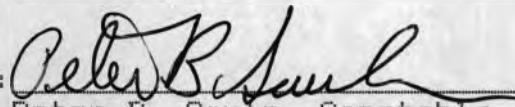
Attest: *Mary S. Sabins*
Mary S. Sabins, Town Clerk

RESIDENT'S RETURN

KNOX
MAINE, ss.

By virtue of the within Warrant to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this Warrant at the Selectmen's Office; at Gorden's Market, Union Common; at Camden National Bank, Union Common; and at Mic Mac Market, Route #17; on the 26th day of July, A.D., 1991, the same being at least seven days prior to the within named meeting. And I have this day posted one copy of the ordinance entitled, "Solid Waste Ordinance", attested by the municipal clerk, with the warrant at said places.

ATTEST:


Peter B. Soule, Constable

TOWN OF UNION

Office of Selectmen, Town Clerk, Tax Collector, and
Treasurer

Solid Waste Ordinance

The purpose of this ordinance is to regulate the disposal of
tires at the Town Landfill.

Enforcement: Rules and processes outlined herein will be
enforced by the Landfill Attendant, who is an individual
appointed by the Board of Selectmen, and the Code
Enforcement Officer, also so appointed.

Tire Disposal: All tires disposed of at the Landfill, both
commercial and private, are subject to the following fees.
No tires will be accepted unless they are separated from
their rims.

- a) Up to but not including
eighteen-inch rim size\$ 2.50 ea.
- b) Eighteen-inch up to, but
not including, twenty-
four inch rim size.....\$ 6.00 ea.
- c) Rim size twenty-four
inch and greater.....\$10.00 ea.
- d) White goods (including
washers, dryers, stoves
refridgerators, dish-
washers, hot water heaters,
water tanks/water pumps.....\$ 5.00 ea.

Disposal permits shall be issued from the Town Office
(during normal business hours) after proper remittance.
This permit shall then be presented to the Landfill
Attendant for verification and validation before completion
of refuse disposal.

****A person shall not dump refuse except at a municipal
disposal area during the open hours established by the Board
of Selectmen.****

Penalty: A person who violates this ordinance shall be
punished by a fine of not more than one hundred dollars
(\$100.00) for the first offense, and by a fine of not more
than two hundred fifty dollars (\$250.00) for the second and
each subsequent offense committed within a twelve-month
period of time.

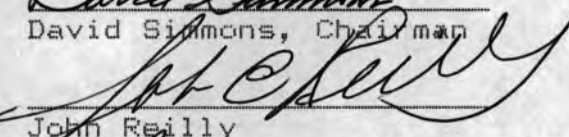
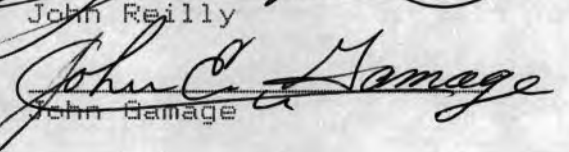
TOWN OF UNION
Office of Selectmen
Union, Maine

CERTIFICATION

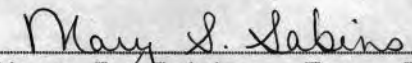
We, the undersigned Board of Selectmen, hereby certify to the validity of the proposed ordinance entitled "Solid Waste Ordinance", to be voted upon by the Town of Union's voters on August 5th, 1991.

Given unto our hands the Twenty-fifth day of July, A.D., 1991.

UNION BOARD OF SELECTMEN


David Simmons, Chairman

John Reilly

John Gamage

ATTEST: A true copy of an ordinance entitled "Solid Waste Ordinance" as certified to me by the Municipal Officers of Union, Maine on the twenty-fifth day of July, 1991.

Signature: 
Mary S. Sabins, Town Clerk

TOWN OF UNION
SPECIAL TOWN MEETING
MINUTES
AUGUST 5, 1991

At 7:05 p.m., the Special Town Meeting was called to order by Mary Sabins, Town Clerk. The warrant was read and the voters proceeded to act on the articles as follows:

- ARTICLE 1. Ronald Hawes was nominated and elected by ballot to the position of Moderator to preside at said meeting. He was duly sworn into office by the Town Clerk.
- ARTICLE 2. An article to see if the Town would vote to raise and appropriate the sum of \$4,000 for the Operation of Ambulance, with the unexpended balance in the Operations Account at the end of the year to go into the Ambulance Reserve Account. After a motion made and seconded to pass the article as written, a short question and answer period was led by Ambulance Director Steve Leach. The final vote revealed all but one voter in favor of the motion.
- ARTICLE 3. On a motion duly made and seconded, and after a short explanation by Fire Chief Peter Soule, the Town voted to raise and appropriate the sum of \$5,000 for the Operation of the Fire Department, with no opposing voters.
- ARTICLE 4. On a motion duly made and seconded, and after explanation given by Chief Soule and Treasurer Linda McAllister, the Town voted to raise and appropriate the additional sum of \$2,151.95 on the Tank Truck Loan, with no opposing voters.
- ARTICLE 5. An article to see if the Town would vote to raise and appropriate the sum of \$4,000.00 for the computer systems account. On a motion made and seconded, and after explanation given by Chairman David Simmons of items needed, the Town voted to raise and appropriate the sum of \$4,000.00 with only five voters opposing.
- ARTICLE 6. This article requesting to take from the William Pullen Fund the sum of \$3,000.00 for additional funds to complete the re-valuation program drew discussion from the voters. Several voters expressed dissatisfaction with using the Pullen Fund, others want to see the project finished. After a motion was made and seconded to pass the article as written, the final vote revealed 12

in favor of the motion, the rest opposed. This motion failed leading to the next successful motion to indefinitely postpone this article.

ARTICLE 7. On a motion duly made and seconded, and with no discussion, the voters voted to authorize the Selectmen to turn over to Vose Library the State library stipend, and interest earned on certificate of deposit, received annually by the Town.

ARTICLE 8. On a motion duly made and seconded, and with no discussion, the voters voted to accept the categories of funds listed below as provided by the Maine State Legislature. (Dollar amounts listed are estimated amounts to be received in 1991.)

a) Aircraft Excise Tax Refund \$25.00

ARTICLE 9. This article requesting enactment of an ordinance entitled "Solid Waste Ordinance" drew lengthy discussion. Many residents expressed concerns regarding disposal of tires and white goods on abandoned roads, etc. if this ordinance became law. Others complained disposal prices were too high. The final vote revealed a unanimous rejection of the proposed ordinance by the voters present.

ARTICLE 10. On a motion duly made and seconded, and with no discussion, the voters voted to raise and appropriate the sum of \$1,200 for Code Enforcement.

ARTICLE 11. An article to see if the Town would vote to raise and appropriate the sum of \$800.00 to house the Town trucks, equipment, etc. from September through December 1991. For lack of a positive motion and with no voter discussion, the moderator accepted the negative motion to indefinitely postpone this article.

On a motion duly made and seconded, it was voted to adjourn at 8:10 p.m.

Attendance equalled approximately 80 resident voters.

A TRUE COPY.

ATTEST: Mary S. Sabins
Mary S. Sabins, Town Clerk

(MODERATOR'S OATH)

State of Maine

..... Union, Maine,

..... August 5, 19..91..

I, Ronald Hawes, do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

..... *Ronald Hawes*
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

..... Union, Maine,

..... August 5, 19..91..

Subscribed and sworn to Ronald Hawes

Before me, *Mary S. Sabin*
Title.

Ron HAWES

243-4

Ron Hawes

243-5

Ron Hawes

243-6

Special Election Warrant

State of Maine

County of Knox, ss.

To Peter B. Soule a constable (or resident) of Union, Maine
(Name of Constable or Resident) (Name of Municipality)

You are hereby required in the name of the State of Maine to notify the voters of

..... Union, Maine of the election described in this warrant.
(Name of Municipality)

To the voters of Union, Maine
(Name of Municipality and Voting District, if any)

You are hereby notified that a Special Election in this municipality will be held at

William L. Pullen Municipal Building.. on Tuesday, November 5, 1991 for the purpose of
(Name of Voting Place)

election to the following offices:

Knox County Budget Committee Candidates (Districts 1 through 8).

The polls shall be opened at 10:00 a.m. and closed at 8:00 p.m.

The registrar of voters or board of registration will hold office hours while the polls are open to correct any error in or change a name or address on the voting list; to accept the registration of any person eligible to vote and to accept new enrollments.

A person who is not registered as a voter may not vote in any election.

Dated at Union, Maine
(Name of Municipality)

..... October 22, 1991
(Date Signed)

.....
.....
.....

Majority of Municipal Officers of

Union, Maine

(Name of Municipality)

A true copy.

Attest:

..... Peter B. Soule
.....

..... Constable or Resident

NOTE: Except in municipalities of population less than 100, the polls must be opened no earlier than 6 a.m. and no later than 9 a.m. on election day; except that in municipalities with a population of less than 4,000, the polls must be opened no later than 10:00 a.m. on election day. The municipal officers of each municipality shall determine the time of opening the polls within these limits. The polls must be closed at 8 p.m. on election day, except in municipalities of population less than 100 which may close the polls after all registered voters have voted. All of the above shall be United States Eastern Standard Time.

State of Maine

OFFICER'S RETURN

County of Knox, ss.

I certify that I have notified the voters of Union, Maine
(Name of Municipality and Voting District, if any)

of the time and place of the Special Election by posting an attested copy of the within warrant at

..... Selectmen's Office, Common Road
(Place of Posting)

..... Mic Mac Market, Route #17
(Place of Posting)

..... Camden National Bank, Union Common
(Place of Posting)

..... Gorden's Market, Union Common
(Place of Posting)

on October 1991 which is at least 7 days next prior to election day.
(Date of Posting)

Dated at Union, Maine on October 1991
(Name of Municipality) (Date Signed)

..... Peter B. Soule
(Signature of Officer)

..... Peter B. Soule
Constable (or resident) of

..... Union, Maine
(Name of Municipality)

Warrant for Referendum Election

State of Maine

To Peter B. Soule, a constable (or resident) of Union, Maine:
(Name of Constable or Resident) (Name of Municipality)

You are hereby required in the name of the State of Maine to notify the voters of

..... Union, Maine of the election described in this warrant.
(Name of Municipality)

To the voters of Union, Maine
(Name of Municipality and Voting District, if any)

You are hereby notified that a Referendum Election in this municipality will be held at
..... Wm. L. Pullen Municipal Building on Tuesday, November 5, 1991 for the purpose of
(Name of Voting Place)
determining the following Direct Initiative Question, Bond Issues and Proposed Constitutional Amendment.

INITIATIVE QUESTION

1

Do you favor the changes in Maine law concerning deauthorizing the widening of the Maine turnpike and establishing transportation policy proposed by citizen petition?

BOND ISSUE

2

"Do you favor a \$5,500,000 bond issue for construction, purchasing and renovation of correctional facilities?"

Total Estimated Debt Service of \$6,424,000 of which Principal is \$5,500,000, Estimated Interest at 5.60% over 5 years is \$924,000.

BOND ISSUE

3

"Do you favor a \$16,500,000 bond issue to help municipalities and water districts with the costs of capital construction to protect public water supplies and to provide funds for the constructions of water pollution control facilities?"

Total Estimated Debt Service of \$25,278,000 of which Principal is \$16,500,000, Estimated Interest at 6.65% over 15 years is \$8,778,000.

BOND ISSUE

4

"Do you favor a \$7,500,000 bond issue for use in providing financing assistance to Maine's natural resource and other industries for job retention and job creation?"

Total Estimated Debt Service of \$12,855,000 of which Principal is \$7,500,000, Estimated Interest at 6.80% over 20 years is \$5,355,000.

BOND ISSUE

5

"Do you favor a \$5,000,000 bond issue for the purchase of outstanding recreational and scenic lands, wildlife habitat conservation and increasing public access for Maine's people?"

Total Estimated Debt Service of \$5,840,000 of which Principal is \$5,000,000, Estimated Interest at 5.60% over 5 years is \$840,000.

BOND ISSUE

6

"Do you favor a \$10,000,000 bond issue to fund grants and loans to municipalities and regional associations for purchasing recycling equipment and facilities and for cleaning up and closing solid waste landfills that pose a hazard to public health and to ground water quality?"

Total Estimated Debt Service of \$13,437,500 of which Principal is \$10,000,000, Estimated Interest at 6.25% over 10 years is \$3,437,500.

BOND ISSUE

7

"Do you favor a \$5,000,000 bond issue for major renovations and improvements at state parks and for the preservation of historic buildings open to the public?"

Total Estimated Debt Service of \$5,840,000 of which Principal is \$5,000,000, Estimated Interest at 5.60% over 5 years is \$840,000.

BOND ISSUE

8

"Do you favor a \$29,700,000 bond issue for improvements to highways, state and local bridges, airports, state ferry vessels and harbors, which makes the State eligible for up to \$103,000,000 in matching federal funds?"

Total Estimated Debt Service of \$50,905,800 of which Principal is \$29,700,000, Estimated Interest at 6.80% over 20 years is \$21,205,800.

CONSTITUTIONAL AMENDMENT

9

"Shall the Constitution of Maine be amended to provide that funds appropriated to the Maine State Retirement System become assets of the system and may not be diverted to another purpose?"

The polls shall be opened at 10:00 a.m. and closed at 8:00 p.m.

The registrar of voters or board of registration will hold office hours while the polls are open to correct any error in or change a name or address on the voting list; to accept the registration of any person eligible to vote and to accept new enrollments.

A person who is not registered as a voter may not vote in any election.

Dated

..... October 22, 1991
(Date Signed)

.....
.....
.....
.....

Majority of Municipal Officers of

..... Union, Maine
(Name of Municipality)

A true copy.

Attest:

..... Peter B. Soule
(Signature)

..... Constable or Resident

NOTE: Except in municipalities of population less than 100, the polls must be opened no earlier than 6 a.m. and no later than 9 a.m. on election day; except that in municipalities with a population of less than 4,000, the polls must be opened no later than 10:00 a.m. on election day. The municipal officers of each municipality shall determine the time of opening the polls within these limits. The polls must be closed at 8 p.m. on election day, except in municipalities of population less than 100 which may close the polls after all registered voters have voted. All of the above shall be United States Eastern Standard Time.

State of Maine

OFFICER'S RETURN

County of Knox, ss.

I certify that I have notified the voters of Union, Maine (Name of Municipality and Voting District, if any)

of the time and place of the Referendum Election by posting an attested copy of the within warrant at

Selectmen's Office, Common Rd. (Place of Posting)

Mc Mac Market, Route #17

Camden National Bank, Union Common

Gorden's Market, Union Common

on October 23, 1991 (Date of Posting) which is at least 7 days next prior to election day.

Dated at Union, Maine (Name of Municipality) on October 25, 1991 (Date Signed)

Peter B. Soule (Signature of Officer)

Peter B. Soule Constable (or resident) of

Union, Maine (Name of Municipality)

TOWN OF UNION

WARRANT

SPECIAL MUNICIPAL REFERENDUM ELECTION

November 5, 1991

10:00 a.m.

Wm. Pullen Building

TO: Peter Soule, Resident of the Town of Union, in the County of KNOX.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Union, in said County, qualified by law to vote in Town affairs, to meet at the WM. PULLEN BUILDING, in said Town on TUESDAY, the FIFTH day of NOVEMBER, A.D., 1991 at 10:00 a.m., then and there to act on Articles numbered 1 and 2 being set out below, to wit:

ARTICLE 1. To choose a Moderator to preside at said meeting.

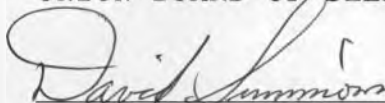
ARTICLE 2. To determine the following LOCAL REFERENDUM QUESTION:

"Shall School Administrative District No. 40 change its voting procedure so that future district budget meetings and special district budget meetings use the district meeting procedure instead of the alternative voting procedure which is voting by referendum within each member municipality of the district?"

Polls Shall be opened at 10:00 a.m. and close at 8:00 p.m.

GIVEN UNDER OUR HANDS THIS TWENTY-SECOND DAY OF OCTOBER, A.D.

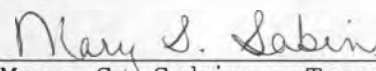
UNION BOARD OF SELECTMEN


David Simmons, Chairman


John Reilly

John Gamage

A True Copy.

Attest: 
Mary S. Sabins, Town Clerk

RESIDENT'S RETURN

KNOX
MAINE, ss.

By virtue of the within Warrant to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this Warrant at the Selectmen's Office; at Gorden's Market, Union Common; at Camden National Bank, Union Common; and at Mic Mac Market, Route #17; on the 25th day of October, A.D., 1991, the same being at least seven days prior to the within named meeting.

ATTEST:

Peter B. Soule
Peter B. Soule, Constable

STATE OF MAINE

RETURN OF VOTES CAST

NOVEMBER 5, 1991

(One Voting Place)

At the Knox County Budget Committee Candidates Election duly called and held in the Municipality of: Union, voters cast their ballots for the listed candidates. These ballots were received, sorted, counted, and declared in open meeting(s) by the Warden(s). The Clerk recorded the votes as indicated on the attached Specimen Ballot.

NOTE: Record votes in figures, verifying for accuracy. If no votes are cast, write "NONE" or insert "0". (If votes are cast for persons whose names were not printed on the ballot, print the names and place of residence on the blank spaces provided and record the number of votes opposite each. If needed, use the reverse side of the return clearly indicating office, name, residence, and number of votes cast.)

Attest:
Mary S. Sabins 1 Mary S. Sabins 2
Municipal Clerk Warden

Municipal Clerk must tabulate returns, sign two return forms (Line 1) and have each attested by the Warden (Line 2).* Line 1 and Line 2 must **BOTH** be signed on each form.

RETAIN the original tabulation. **MAIL** the duplicate tabulation to the office of the Secretary of State in the envelope provided.

*With two returns, one is filed in clerk's office, and one is sent to Secretary of State

KNOX COUNTY STATE OF MAINE

Candidate to be elected for County Budget Committee, District 6,

November 5, 1991 in the

Towns of Appleton, Union and Washington

SPECIMEN BALLOT

MAKE A CROSS (X) OR A CHECK MARK (✓) IN THE SQUARE AT THE LEFT OF THE NOMINEE FOR WHOM YOU WISH TO VOTE. YOU MAY VOTE FOR A PERSON WHOSE NAME DOES NOT APPEAR ON THE BALLOT BY WRITING IT AND THE PERSON'S MUNICIPALITY OF RESIDENCE IN THE PROPER BLANK SPACE AND MARKING THE SQUARE AT THE LEFT. DO NOT ERASE NAMES.

Vote for ONE

FOR KNOX COUNTY BUDGET COMMITTEE

(District 6)

(Short Term—3 Years)

<input type="checkbox"/>	HAWES, HOWARD E., Union	595
<input type="checkbox"/>	Mitchell, Marie, Union	2
	Allen, Charles., Union	1

KNOX COUNTY BUDGET COMMITTEE CANDIDATES
ELECTION, NOVEMBER 5, 1991

Tally

Tally Sheet Statement
(with instructions)

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We _____ and _____
(Name) (Name)
election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted
_____ 50 _____ ballots in open meeting in _____ Union, Maine _____ Ward _____ Precinct _____.
(Number in this lot) (Town, City or Plantation)

The tally is as follows: (Instructions: Use squares below to tally count — mark by fives as follows: +++)

TOTAL VOTE FOR
EACH CANDIDATE

Office and Name of Candidate									
HAWES, HOWARD E.	41	40	40	42	42	44			595
Knox County Budget Comm.	11	41	42	46	43	39	43	38	43
Office and Name of Candidate									
WRITE IN Marie Mitchell Union	2								2
Knox County Budget Comm.									
Office and Name of Candidate									
WRITE IN Dick Gleason Delano, Fl.	1								1
Knox county Budget Comm.									
Office and Name of Candidate									
WRITE IN Charles Allen	1								1
Knox County Budget Comm.									
Office and Name of Candidate									
Office and Name of Candidate									
Office and Name of Candidate									
Office and Name of Candidate									

Election Clerk Counting Ballots

Election Clerk Counting Ballots

(THIS STATMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)

Bureau of Corporations, Elections, and Commissions
State House Station #101, Augusta, Me 04333-0101

County: Knox

Town: UNION

REFERENDUM QUESTIONS -- NOVEMBER 5, 1991

The following is the tabulation of votes that this office received for each of the 9 questions voted on in your municipality on November 5, 1991. Would you please check your records and compare the figures?

If there are any changes to make, please circle the change in red and return the form to us. Since we only have a short period of time to present the tabulation to the Governor, it would be helpful if you called us to inform us of any error as well as sending us the corrected copy. Please call 289-4186.

Thank you for your cooperation in this matter.

	YES	NO
QUESTION 1:	446	264
QUESTION 2:	252	452
QUESTION 3:	238	467
QUESTION 4:	235	464
QUESTION 5:	287	418
QUESTION 6:	354	350
QUESTION 7:	205	488
QUESTION 8:	407	293
QUESTION 9:	532	171



STATE OF MAINE
RETURN OF VOTES CAST

NOVEMBER 5, 1991

(One Voting Place)

At the Referendum Election duly called and held in the Municipality of:
Union, voters cast their ballots for the attached questions. These ballots were received, sorted, counted, and declared in open meeting(s) by the Warden(s). The Clerk recorded the votes as indicated on the attached Specimen Ballot.

NOTE: Record votes in figures, verifying for accuracy. If no votes are cast, write "**NONE**" or insert "0".

Attest:
Mary S. Sabier 1 Mary S. Sabier 2
Municipal Clerk Warden

Municipal Clerk must tabulate returns, **sign two return forms (Line 1)** and have each attested by the Warden (Line 2). * **Line 1 and Line 2 must BOTH be signed on each form.**

RETAIN the original tabulation. MAIL the duplicate tabulation to the office of the Secretary of State in the envelope provided.

*With two returns, one is filed in clerk's office, and one is sent to Secretary of State



STATE OF MAINE

SPECIMEN BALLOT



Referendum Election, November 5, 1991

The issuing of bonds by the State of Maine is the way in which the State borrows money for purposes designated in the legislation authorizing the issue. The following is a summary of the bonded indebtedness of the State of Maine as of June 30, 1991.

Bonds Outstanding and Unpaid to Mature Through 2008	\$395,420,000
Interest to be Repaid on Bonds Issued	137,020,636
Total to be Repaid on Bonds Issued	<u>\$532,440,636</u>
Additional Bonds Authorized But Not Yet Issued	\$106,205,600
Limit of Contingent Bonds Liability Authorized by Constitution and Laws But Unissued	101,094,293
Total Bonds Authorized But Unissued	<u>\$207,299,893</u>
Total Additional Bonds to be Authorized if Ratified by Voters	\$ 79,200,000
Potential New Estimate of Interest	\$ 41,380,300

When money is borrowed by issuing bonds, the State must repay not only the principal amount of the bonds but interest on the amount as well. The amount of interest to be paid will vary depending upon the rate of interest and the years of maturity at the time of issuance; an estimate of the total interest that may reasonably be expected to be paid on the issues submitted herewith for ratification is \$41,380,300 if the bonds are issued for the full statutory debt retirement period. The total principal and interest to be repaid over the life of the bonds on the issues submitted herewith if ratified is thus estimated to be \$120,580,300. The amount that must be paid in the present fiscal year (July 1, 1991 to June 30, 1992) for debt already outstanding is \$47,155,000 in principal and \$22,073,629 in interest, a total of \$69,228,629.

Samuel Shapiro

Samuel Shapiro
Treasurer of State

Place a cross (X) or a check (✓) in a square at the left of each of the following questions.
A mark in the YES box means you are in favor, a mark in the NO box means you are opposed.

1 YES NO
 ☐ ☐
 446 264

INITIATIVE QUESTION

Do you favor the changes in Maine law concerning deauthorizing the widening of the Maine turnpike and establishing transportation policy proposed by citizen petition?

2 YES NO
 ☐ ☐
 252 452

BOND ISSUE

"Do you favor a \$5,500,000 bond issue for construction, purchasing and renovation of correctional facilities?"

Total Estimated Debt Service of \$6,424,000 of which Principal is \$5,500,000, Estimated Interest at 5.60% over 5 years is \$924,000.

3 YES NO
 ☐ ☐
 238 467

BOND ISSUE

"Do you favor a \$16,500,000 bond issue to help municipalities and water districts with the costs of capital construction to protect public water supplies and to provide funds for the constructions of water pollution control facilities?"

Total Estimated Debt Service of \$25,278,000 of which Principal is \$16,500,000, Estimated Interest at 6.65% over 15 years is \$8,778,000.

4 YES NO
 ☐ ☐
 235 464

BOND ISSUE

"Do you favor a \$7,500,000 bond issue for use in providing financing assistance to Maine's natural resource and other industries for job retention and job creation?"

Total Estimated Debt Service of \$12,855,000 of which Principal is \$7,500,000, Estimated Interest at 6.80% over 20 years is \$5,355,000.

5 YES NO
 ☐ ☐
 287 418

BOND ISSUE

"Do you favor a \$5,000,000 bond issue for the purchase of outstanding recreational and scenic lands, wildlife habitat conservation and increasing public access for Maine's people?"

Total Estimated Debt Service of \$5,840,000 of which Principal is \$5,000,000, Estimated Interest at 5.60% over 5 years is \$840,000.

6 YES NO
 ☐ ☐
 354 350

BOND ISSUE

"Do you favor a \$10,000,000 bond issue to fund grants and loans to municipalities and regional associations for purchasing recycling equipment and facilities and for cleaning up and closing solid waste landfills that pose a hazard to public health and to ground water quality?"

Total Estimated Debt Service of \$13,437,500 of which Principal is \$10,000,000, Estimated Interest at 6.25% over 10 years is \$3,437,500.

7 YES NO
 ☐ ☐
 205 488

BOND ISSUE

"Do you favor a \$5,000,000 bond issue for major renovations and improvements at state parks and for the preservation of historic buildings open to the public?"

Total Estimated Debt Service of \$5,840,000 of which Principal is \$5,000,000, Estimated Interest at 5.60% over 5 years is \$840,000.

8 YES NO
 ☐ ☐
 407 293

BOND ISSUE

"Do you favor a \$29,700,000 bond issue for improvements to highways, state and local bridges, airports, state ferry vessels and harbors, which makes the State eligible for up to \$103,000,000 in matching federal funds?"

Total Estimated Debt Service of \$50,905,800 of which Principal is \$29,700,000, Estimated Interest at 6.80% over 20 years is \$21,205,800.

9 YES NO
 ☐ ☐
 532 171

CONSTITUTIONAL AMENDMENT

"Shall the Constitution of Maine be amended to provide that funds appropriated to the Maine State Retirement System become assets of the system and may not be diverted to another purpose?"

719 votes cast
56%

REFERENDUM ELECTION, NOVEMBER 5, 1991

Tally Sheet Statement

(with instructions)

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We _____ and _____,
(Name) (Name)
election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted
56 ballots in open meeting in Union, Me Ward 1 Precinct _____.
(Number in this lot) (Town, City or Plantation)

COUNT IN LOTS OF 50—(USE SQUARES BELOW TO TALLY COUNT—MARK BY FIVES AS FOLLOWS. ||||)

DEAUTHORIZING THE WIDENING/MAINE TURNPIKE QUESTION NO. 1

"YES" Ballots										"NO" Ballots											
33	31	25	32	33	31	32	36	31	31		17	18	25	18	17	18	18	13	19	18	
31	31	30	27	12							17	19	19	22	6						
TOTAL Number of "YES" Ballots										446	TOTAL Number of "NO" Ballots										264

BOND ISSUE QUESTION NO. 2

"YES" Ballots										"NO" Ballots											
14	16	20	17	21	17	17	17	21	14		36	31	29	33	29	32	30	31	28	35	
15	15	16	26	6							35	36	32	23	12						
TOTAL Number of "YES" Ballots										252	TOTAL Number of "NO" Ballots										452

BOND ISSUE QUESTION NO. 3

"YES" Ballots										"NO" Ballots										
25	15	18	21	18	11	15	17	19	13		25	34	31	29	32	38	33	30	30	36
13	18	11	18	6							36	32	38	31	12					

BOND ISSUE QUESTION NO. 4

"YES" Ballots										"NO" Ballots											
15	24	21	16	19	17	16	19	21	8		35	25	28	32	31	32	32	28	28	41	
9	18	10	16	6							38	30	39	33	12						
TOTAL Number of "YES" Ballots										235	TOTAL Number of "NO" Ballots										464

BOND ISSUE QUESTION NO. 5

"YES" Ballots										"NO" Ballots											
28	25	20	24	15	20	22	18	22	21		22	24	29	26	35	29	25	30	26	28	
17	15	16	15	9							33	35	33	34	9						
TOTAL Number of "YES" Ballots										287	TOTAL Number of "NO" Ballots										418

BOND ISSUE QUESTION NO. 6

"YES" Ballots										"NO" Ballots											
32	32	21	25	25	20	22	27	25	26		18	16	29	24	26	29	26	21	23	23	
18	27	22	24	8							31	22	27	25	10						
TOTAL Number of "YES" Ballots										354	TOTAL Number of "NO" Ballots										350

BOND ISSUE QUESTION NO. 7

"YES" Ballots										"NO" Ballots											
18	22	10	15	9	13	13	13	18	9		32	24	38	35	41	35	32	35	30	40	
10	16	17	14	8							38	30	33	35	10						
TOTAL Number of "YES" Ballots										205	TOTAL Number of "NO" Ballots										488

BOND ISSUE QUESTION NO. 8

"YES" Ballots										"NO" Ballots											
33	34	27	23	27	25	28	28	29	28		17	15	22	25	23	24	19	20	18	21	
24	29	30	33	9							25	21	18	16	9						
TOTAL Number of "YES" Ballots										407	TOTAL Number of "NO" Ballots										293

CONSTITUTIONAL AMENDMENT QUESTION NO. 9

"YES" Ballots										"NO" Ballots											
44	46	33	39	36	34	36	39	37	39		6	8	17	10	12	16	11	11	12	10	
35	34	35	39	12							13	14	14	11	6						
TOTAL Number of "YES" Ballots										532	TOTAL Number of "NO" Ballots										171

Election Clerk Counting Ballots

Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)

Penalty for willfully defacing, tearing down, removing or destroying a specimen ballot
FIVE TO ONE HUNDRED DOLLAR FINE

SPECIMEN BALLOT

STATE of MAINE

Article to be Voted on at the Municipal Election for the Town of Union, November 5, 1991

Place a cross (X) or a check mark (✓) in the square at the left of each question for which you desire to vote. A mark in the YES box means you are in favor of the question, a mark in the NO box means that you are opposed.

ARTICLE 2

YES

☐

274

NO

☒

372

Shall School Administrative District No. 40 change its voting procedure so that future district budget meetings and special district budget meetings use the district meeting procedure instead of the alternative voting procedure which is voting by referendum within each member municipality of the district?

A true copy of the Nov. 5, 1991 Special Election results.

Attest:

Mary S. Sabins

Mary S. Sabins
Town Clerk

TOWN OF UNION
REFERENDUM ELECTION, NOVEMBER 5, 1991

Tally

Tally Sheet Instructions

ELECTION CLERKS COUNTING BALLOTS: Please separate ballots into lots of 50, except one lot which may be less. Use a separate tally sheet for each lot of ballots. On each sheet, record the count, sign your names and wrap each sheet around each lot.

We _____ and _____,
(Name) (Name)

election officials duly sworn, do declare that, in accordance with 21-A MRSA §695, we have sorted and counted _____ ballots in open meeting in _____ Ward _____ Precinct _____.
(Number in this lot) (Town, City or Plantation)

COUNT IN LOTS OF 50—(USE SQUARES BELOW TO TALLY COUNT—MARK BY FIVES AS FOLLOWS: *||||*.)

ARTICLE NO. 2

"YES" Ballots										"NO" Ballots									
18	20	18	22	23	21	16	21	18	18	24	26	30	25	21	23	30	23	22	25
19	16	16	10	18						30	32	24	7	30					

TOTAL Number of "YES" Ballots 274 TOTAL Number of "NO" Ballots 372

Election Clerk Counting Ballots

Election Clerk Counting Ballots

(THIS STATEMENT TO BE WRAPPED AROUND THE OUTSIDE OF THIS LOT OF BALLOTS)
Form #36 Rev. 85

(MODERATOR'S OATH)

State of Maine

..... Union, Maine,

..... November 5, 19⁹¹.....

I, Linda McAllister, do swear, that I will support the Constitution of the United States, and of this State, so long as I shall continue a citizen thereof. SO HELP ME GOD.
(Const. Me., ART. IX, Sec. 1.)

I do swear, that I will discharge to the best of my abilities, the duties incumbent on me as moderator of this meeting according to the Constitution and laws of the State. SO HELP ME GOD.

..... Linda L. McAllister
Signature of Moderator.

(To be made by moderator before the person presiding at the meeting when the moderator is chosen. Unless the oath is administered in the presence of the clerk, the person who administers it shall give the official or deputy sworn a certificate which he shall return to the clerk for filing. Title 30, M.R.S.A. § 2060(9) (A).)

..... Union, Maine,

..... November 5, 19⁹¹.....

Subscribed and sworn to Linda McAllister

Before me, Mary S. Sabin
clerk Title.



Linda McAllister

245-11

Linda

245-12

This envelope contains a blank receipt. The Town, City or Plantation Clerk, upon delivering the Ballots at the respective polling places, must obtain the signature of the presiding Election Officer on this receipt which must be properly and correctly filled out and said receipt must be retained by the Clerk as a public record for at least one year.

REFERENDUM/CANDIDATE ELECTION, NOVEMBER 5, 1991
KNOX COUNTY

Town, City and Plantation Clerks shall upon the delivery of the ballots at the respective polling places, obtain receipts from the presiding election officers, which receipts must be retained by the clerks as public records for at least one year.

I hereby certify that I received on the morning of November 5, 1991 from the Municipal Clerk ofUnion, Maine.....¹..... Boxes said to contain¹²⁰⁰..... Ballots for a Direct Initiative Question, Bond Issues and a Proposed Constitutional Amendment and¹²⁰⁰..... Candidate Ballots for use in (Ward¹.....) Municipality ofUnion, Maine.....

.....
Presiding Election Officer

OFFICIAL RECEIPT FOR BALLOTS

S.A.D. #40 - REFERENDUM ELECTION

REFERENDUM ELECTION BALLOTS

We hereby certify, that on November 5, 1991, we received from Mary Sabins, Town Clerk, one package said to contain 1000 regular ballots for use at the Town of Union S.A.D.#40 Referendum Election.

Signed: UNION ELECTION CLERKS

Maria B. Adams

Mary L. Smith



Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458

October 28, 1991

Town Office
Town of Union
P. O. Box 186
Union, ME. 04862

Dear Madam:

Enclosed herewith is an Application for a Pole Location
for the Town of Union.

Please have the Board of Selectmen sign the original copy
and return the same to this office after the Town Clerk has
completed the section designated also. The second copy is for
your records.

Very truly yours,

Frank T. Skelton
Frank T. Skelton
District Manager

FTS/ml
Encs.
cc: W.O. #31-3253



Town Copy

CENTRAL MAINE POWER COMPANY

Form 4501
Rev. 11/90

PROJECT: 31-3253

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the ~~City~~ Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and G.T.E. jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

Starting at existing G.T.E. pole #24 and extending approximately three thousand nine hundred sixty (3960) feet in a Northeasterly direction.

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the ~~City/Town/County~~ stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☐ Not published

CENTRAL MAINE POWER COMPANY

G.T.E.

By: Frank T. Skelton Date: 10/22/91
Frank T. Skelton

By: Mavis Leath Date: 10-24-91

4502.
7/81

CENTRAL MAINE POWER COMPANY

PROJECT 21
SHEET 1 OF 1

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

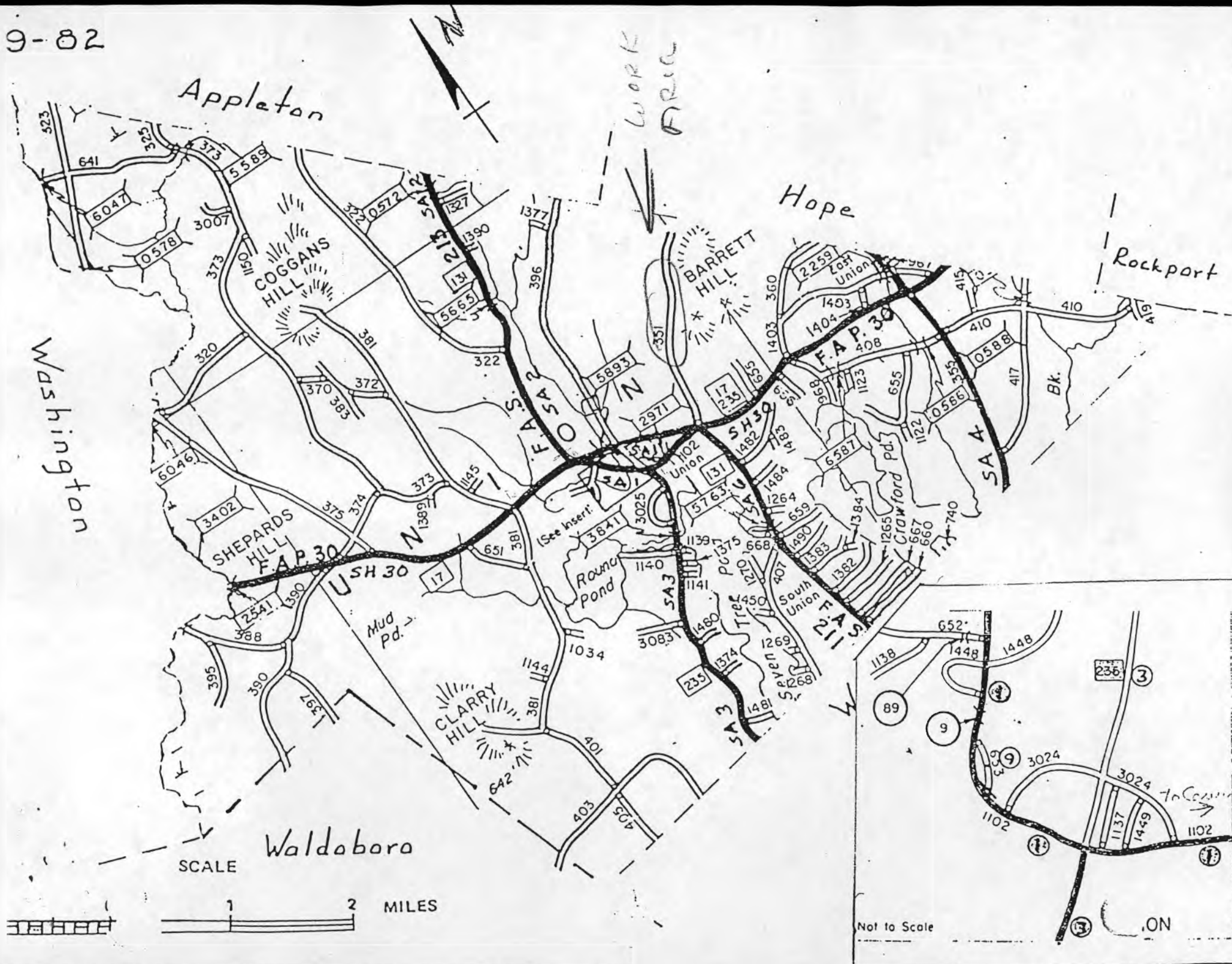
TOWN Union
STREET Barrett Hill Road
DATE 9-16-91 BY S. Dean

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Inc at CMP Tel 594-1090. Pole spans shown are approximate.

Feet Behind Curb	Feet Behind Guard Rail	Feet to ϕ Traveled Way	Pole No.	Highway Limits	Feet Behind Curb	Feet Behind Guard Rail	Feet to ϕ Traveled Way	Pole No.	Highway Limits
			35	X					
				270					
			34	X					
				260					
			33	X					
				290					
			32	X					
				275					
			31	X					
				300					
			30	X					
				280					
			29	X					
				275					
			28	X					
				300					
			27	X					
				280					
			26	X					
				300					
			25	X					
				275					
Existing ϕ to pole			24	O					
				APPROX 4000'					
				↓					

SH 30, ROUTE 17, AUGUSTA ROAD

246-4



4507
2-68

POLE LOCATION PERMIT

PROJECT 31-3253
SHC _____

UPON THE APPLICATION of Central Maine Power Company and GTE
dated by Central Maine Power Company Sept. 16, 1991 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public~~
~~notice required by statute has been given and that no written objection has been filed during said period by residents~~
~~and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine
Power Company and GTE, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

Starting at existing GTE Company pole #24 and extending approximately
three thousand nine hundred sixty (3960) feet in a Northeasterly
direction.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

David L. Loring
John O'Reilly

Municipal Officers

Union, Maine
Nov 5, 1991

Office of the Town Clerk
Received and Recorded in Book 20, Page 246

Attest

Mary S. Sabins
Clerk



Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458

January 10, 1992

Board of Selectman
P.O.Box 186
Union, ME 04862

Dear Sir:

Enclosed herewith is an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original copy and return the same to this office after the Town Clerk has completed the section designated also. The second copy is for your records.

Very truly yours,

Frank T. Skelton
District Manager

FTS/hrb
W.O. #31-1
Encl.





Central Maine Power

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

1-800-328-4477

Out of State 1-800-433-0458

Town Copy

January 10, 1992

Board of Selectman
P.O.Box 186
Union, ME 04862

Dear Sir:

Enclosed herewith is an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original copy and return the same to this office after the Town Clerk has completed the section designated also. The second copy is for your records.

Very truly yours,

Frank T. Skelton

Frank T. Skelton
District Manager

FTS/hrb
W.O. #31-1
Encl.

CENTRAL MAINE POWER COMPANY

PROJECT: 31-1

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☒ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and G.T.E. jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

Starting at existing Central Maine Power Pole #20 and extending in a southerly direction for approximately ninety five (95) feet to new pole #21. on the St. Claire Road.

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

G.T.E.

By: Frank T. Skelton Date: 1-10-92
Frank T. Skelton

By: Morris Leath Date: 1-9-92

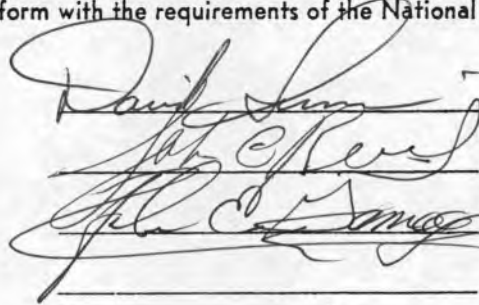
POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E.
dated by Central Maine Power Company January 10, 1992 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E., or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the ~~City~~/Town of Union
_____, approximately as follows:

Starting at existing Central Maine Power Pole #20 and extending in a Southerly
direction for approximately ninety five (95) feet to new pole #21 on the
St.Claire Road.

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.



Municipal Officers

Union, Maine
Jan 14, 1992

Office of the Town Clerk
Received and Recorded in Book 20, Page 247

Attest Mary S. Sabins
Clerk

4502
7/81

CENTRAL MAINE POWER COMPANY

PROJECT 31-1
SHEET 1 OF 1

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET St. Claire
DATE 1-8-92 BY ERR

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1Ø phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call H. Phifer at Rockland Line Tel 594-7994. Pole spans shown are approximate.

Feet Behind Curb	Feet Behind Guard Rail	Feet to $\frac{1}{2}$ Traveled Way	Pole No.
		Existing 20	New 21
		southerly	
		St. Claire RD.	
		$\frac{1}{8}$ A.T. Sec. 36/1.	
		95-	
		X	X

LIBERTARIAN PARTY

The Libertarian Party caucus for the town of Union will be held on Tuesday, March 10, 1992 at 7:30 PM at the muninciple building, downstairs, back door entrance. The caucus is being called by R. Cliff Jackson.

All voters enrolled in the Libertarian Party are envited to attend. Voters not enrolled are envited to enroll and attend.

The public is welcome.

Libertarian Party info: 1-800-682-1776

Police Log

Camden

Camden police issued the following summonses from Feb. 25 to March 2:

John E. Casner, 32, Rockport, operating a motor vehicle without valid registration; failure to display a current or valid certificate of inspection.

Angela C. Lapin, 20, East Corinth: failure to display a current or valid certificate of inspection; failure to produce proof of insurance.

Wayne Lloyd, 38, Belfast, speeding. Marjorie Gordon, 67, Warren, theft. Benjamin B. Fahy, 21, Rockland, failure to produce proof of insurance.



WHERE IS IT? Don Litz, of Camden, won a ticket to the Bay View Street Cinema by being the first caller to identify the cupola on top of the Camden Public Library. If you know the location of this week's picture, call The Camden Herald after 8 a.m. Thursday at 236-8511. Please, if you've been a winner in the past two months, give someone else a shot this time.

Mary Anne Driscoll, 41, Camden, failure to display a current or valid certificate of inspection.

In The Red Notebook

Atta boy, Robert! A caller had a big black dog at his house.

Did we have any reports of strange lights on the mountain?

A party wants to use the jail for a while.

Rockport

Rockport police issued the following summonses from Feb. 24 to March 1:

Timothy Doran, 28, speeding. Allan Putnam, 39, allowing operation of an unregistered vehicle.

Knox County Libertarian Party Caucuses

Sunday, March 8, 2 p.m.: City Council Chamber, City Hall, Pleasant Street, Rockland

Sunday, March 8, 3 p.m.: Meeting Room downstairs, St. George Town, Route 131, Tenants Harbor

Monday, March 9, 7 p.m.: Rockport Town Office Meeting Room, Main Street, Rockport

Tuesday, March 10, 7:30 p.m. Municipal Building, Town of Union, Common Road, Union.



HOT WHEELS: Camden fire fighters who responded to a car fire in the parking lot of the Megunticook Corner Store on Tuesday had to smash a window to reach the hood release so they could quench the flames. The blaze is believed to have started in the fan motor, but estimates of the damage were not available.

Lamont Defends Plowing Record

by Dunbar Oehmig

Walter Lamont responded this week to allegations that his snowplowing record this season is less than exemplary. Lamont, who last year was awarded for the first time a one-year contract to plow Lincolnville's roads and was recently awarded a three-year contract, struck back at what he said were false and unfair criticisms of his work by town selectmen.

First selectman Ernest Littlefield had charged in the Feb. 27 meeting that Lamont had delayed five hours before putting his plows on the road during the 14-inch snowstorm in early February. Lamont vehemently denied the charge, saying he had one truck on the road from 7:30 a.m. on the morning the storm began until 1:30 a.m. the following day, when the storm died

down, and that he put three additional trucks on at 12:30 p.m. and ran them until 2 a.m.

Lamont also denied that there have been delays in plowing because of equipment failures. "There haven't been any delays and no equipment breakdowns," responded Lamont.

As to the charge that he has focused too much during a storm on primary roads and not enough on side roads, Lamont noted that he interpreted his contract as instructing him to do so. He said that he has discussed the matter with town administrator Skip Day and has worked out a plan to get to the side roads sooner. Day confirmed the discussion.

Day said that residents have called the town office to say that the plowing this year has been better than ever before, as well as to lodge some complaints. "You've got to remember that

we're going to hear all the complaints and few of the compliments," said Day. "But we've had some people come in to say roads are much better than in the past."

Day noted that there have been issues to resolve with Lamont, and that Lamont has made mistakes, something to be expected with a first-year contractor. "It's been a process of developing new lines of communication," said Day, adding that he was "mystified by some of the complaints" from residents because they didn't check out.

"As far as I can tell, he's done a good job," Day added. "He hasn't got the experience plowing the previous contractors did, and he's learning. Also, it's been a difficult year to develop a procedure, because we've had a lot of little storms that start as snow and turn to rain before reaching two inches."

Lamont, who was quick to point out that his recently awarded three-year contract will save the town \$41,000 over what the previous contractor had been getting, said that he has asked the town office to track the complaints so that he can better tell where he needs to improve his efforts.

HARPER'S INCOME TAX SERVICE
Individual and Small Business
43 Beechwood St.,
Thomaston, ME 04861
For appt., call 354-6806



Please remove lids from glass jars and metal rings from wine bottles before depositing in bins at the 4-Town Recycling Center.

The Libertarian Party of Knox County
is having 4 caucuses this coming week at the following municipalities:
SUNDAY, MAR. 8TH, 1992, 2 pm — City Council Chamber, City Hall, Pleasant St., Rockland called by Jeffrey Ellis
SUNDAY, MAR. 8TH, 1992, 3 pm — Meeting Room Downstairs, St. George Town Office, Rt. 131, Tenants Harbor called by Christopher Murdock
MONDAY, MAR. 9TH, 1992, 7 pm — Rockport Town Office Meeting Room, Main Street, Rockport called by Anne Alden
TUESDAY, MAR. 10TH, 1992, 7:30 pm — Municipal Bldg. Town of Union, Common Road, Union called by Clifford Jackson

All voters enrolled in the Libertarian Party are invited to attend. Voters not enrolled and the general public are invited as well. For further information, call 596-6816. For free information, call LP headquarters, 1-800-682-1776

TEACHER SEMINAR

ASSURED READINESS FOR LEARNING PROGRAM (ARL)

Location: Rockport

Date: March 31, 1992

Instructor: Dr. Philip McInnis

Credit: .5 CEU

FOR BROCHURE CALL 622-5662

American Institute for Creative Education
23 University Drive, Augusta, Maine 04330

• Economics

(from page 1)
ing on these issues need to get the word."

Land-Use Cooperation

The possibility of working with the land-use committee, which is rewriting the town's ordinance to conform to the comprehensive plan that will go into effect in June, was debated.

"If the land-use process continues as it is going, without input from us, we won't have economic growth," said committee member Karen Good, who owns a local jewelry business.

Norm Bacon disagreed. "What they're doing is not etched in stone," he said. "I think that if we prepare a package, the land-use ordinance can be amended. We should stick to solid criteria and not let the time element be a factor. We can't just rush into the land-use committee saying we need business. We need to establish our credibility first."

Noting that the land-use committee was not using objective data but working more or less from members' own experience and feeling about the town, town manager Roger Moody reminded the group that the land-use committee has the "right and authority" to revise the ordinance.

"There are two rights," replied Tierney, "the land-use committee's right to change the requirements for slopes, and our committee's right to make sure that the town's outgo equals its income."

The committee's next meeting is scheduled for Friday, March 6, at 7:30 a.m. in the Washington Street conference room.

Wayfarer

(from page 1)
Camden. The retention of Wayfarer, according to committee chairman Bob Tierney and secretary Tom Babbitt, is of "immediate concern."

Another spur to the committee's action was the fact that records of a similar situation, the departure of Ted Hood's boat yard from Marblehead, Mass., a few years ago, contain "no evidence of an analysis of the economic consequences of this decision—only letters of high emotion and bitterness."

The statement indicated that the committee "will continue to refine this analysis so that all concerned with the Wayfarer process will have a clear idea of the impact of the decision they will be asked to make."

• Snow Bowl

(from page 1)
March by shutting down the T-bar, which runs on the same circuit as the air compressors and accumulates huge demand charges. Hours have also been cut back, with the area closed on Monday and Tuesday and open from 10 a.m. to 5 p.m. Wednesday through Friday and 9 a.m. to 4 p.m. Saturday and Sunday. "We're going with only our full-time staff and whatever additional personnel we need to cover us," Taylor said, adding that if traffic and weather permit, he will stay open through March 15.

Town manager Roger Moody said Tuesday that he was working on setting up a system of encumbrance accounting for the Snow Bowl. "Reserving funds through purchase order," he said, will make it possible to provide up-to-the-minute accounting for the operation and assist management in making operating decisions.

• Rockport

(from page 1)
Still A Good Deal
Town sexton David Farley's request for increased fees for cemetery lots was approved by selectmen. Burial lots will now be available in three sizes: 4 x 10, single, resident fee \$200, nonresident \$500; 10 x 10, three-people, resident \$500, nonresident \$1,500; and 10 x 20, six-people, resident \$1,000, nonresident \$3,000. These increases bring Rockport's rates closer to those of neighboring towns, but according to Farley and selectmen, "the rates are still a bargain."

THE CAMDEN HERALD

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**When You See
These Camden Twins
on March 8th,
Wish Them
Happy 40!**



Introducing a CD for optimists that even pessimists will love.

THE WIN|WIN CD.

The rate goes up as the economy improves but never goes lower than your opening rate. Casco Northern's Win/Win CD is the only CD that starts out with a good rate and adjusts itself every three months to stay ahead of select U.S. Treasury bills.* Yet it never goes lower than your opening rate. And unlike mutual funds this two-year CD is FDIC insured. But this offer won't be around forever. So whether your glass is half empty or half full, the Win/Win CD is a smart investment now. And the best is yet to come. To find out this week's rate call our Camden branch at 236-8571.



Casco Northern
A Bank of Boston Company

Member FDIC.

After a CD is opened, the interest rate may change on May 7, 1992 and on the fifth business day of every third month afterwards, but will never be less than the initial rate. *Rate adjustments will be determined by adding a "margin" of one-half of one percentage point to an "index" equal to the average rate for the weekly auction of short-term (13 week) U.S. government bills sold at a discount from face value. Offer applies to personal, commercial and IRA CDs of \$1,000 or more. Maximum \$100,000 deposit for commercial CDs. Offer may be withdrawn at any time. Substantial penalty for early withdrawal. Member FDIC.

The Camden Herald

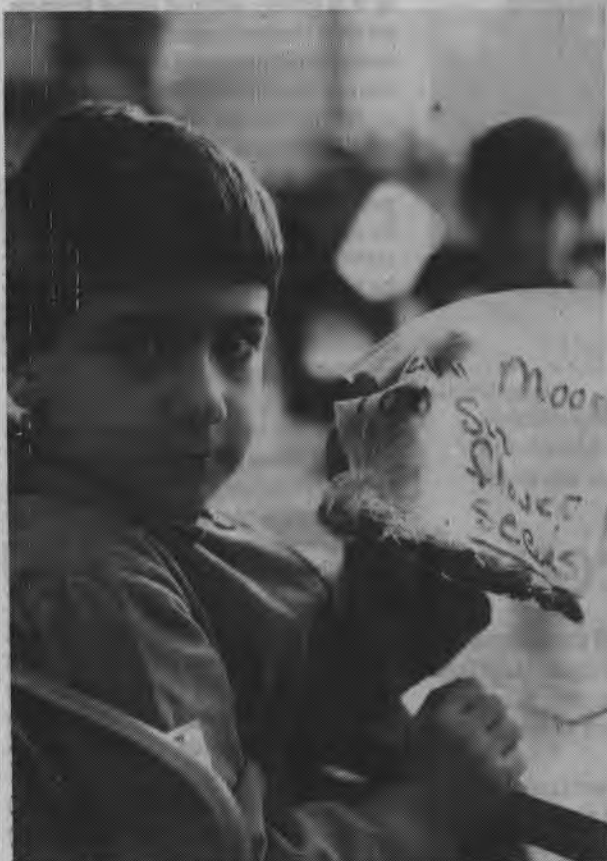
VOL. CXXIII NO. 9

20 PAGES

CAMDEN, MAINE, THURSDAY, MAR. 5, 1992

FIFTY CENTS

ESTABLISHED IN 1869



ONE HUNDRED DAYS OF SOLITUDE: Kindergartners at the Elm St. School in Camden celebrated their one hundredth day of class on Thursday. As part of the festivities, students brought in collections of one hundred items to share with teacher and classmates. Above (l to r), Kevin Moore shows off his sunflower

seeds, Angel Jones holds high her marbles, Daniel Wiley takes a closer look at his beads, and Christopher Johnson overlooks his fence of 100 Popsicle sticks. All four students are in Maureen Gordon's afternoon class.

Dunbar Oehmig

Business Group Plans To Offer Alternate Forum

by Carolyn R. Marsh

Concerned that the land-use committee that is rewriting the town's zoning ordinances is not sensitive to the special needs of the local business community, Camden's newly appointed economic development committee is casting itself in the role of an alternative. Their role was summed up by Camden businessman Jeff Weymouth, who attended a meeting last Friday at the invitation of a committee member. "I feel that Camden is anti-business," Weymouth told the group, "and that the forces that are against it come out" when a business issue surfaces. "There is a certain strident group that objects," he added. "Nobody wants business in their neighborhood, until it gets there." Weymouth told the group that he felt they should publicize their function. "You need to let people know there is an alternative."

Committee member Bart Wood concurred. A limited survey, he said, "indicates that there is a silent majority that doesn't take part in the process. It believes that local people don't have a voice in what happens."

Group Goals

Under chairman Bob Tierney, the committee reiterated its primary goal of keeping existing businesses in town. It will also work to target the kind of business the town wants to attract, and cooperate with the land-use committee to develop zoning strategies to satisfy the town's business needs.

An early undertaking will be a survey to develop ideas, direction, attitudes, and a catalog of area, state and federal resources to utilize.

Education will also be one of the group's prime concerns. "We need to establish reality," Tierney said. "Business means taxes. People who are vot-

(continued on page 2)

Town Stands To Lose \$2 Million If W'farer Goes

According to a preliminary economic-impact analysis released Tuesday by Camden's committee for economic development, the town would lose some \$2,000,000 annually should Wayfarer Marine relocate to Rockland. The estimate, which the committee's statement said was based on consultations with "experts on this type of analysis from both the private and public sectors" and reflects a "conservative approach," includes direct and indirect losses in addition to Wayfarer's annual \$70,000 in tax revenues. A loss of such magnitude, the statement says, "would affect every citizen in the community."

The figure was arrived at by comparing one of the possible uses of the property—in this case, condominiums,—with Wayfarer's expanded presence on the site.

The analysis was undertaken in connection with the committee's "most urgent priority," keeping the "existing tax and economic base in

(continued on page 2)



Dunbar Oehmig

BALANCED: The Camden-Rockport High School gymnastics team took second place in last Saturday's high school state championship in Hampden. It was the Windjammers' all-time best finish in a state championship. Above, Elisa Gilliam, puts on a 8.10 beam routine (for story, see Sports, p. 11).

Rockport Okays Cable TV Contract

by Stevie Kumble

Rockport selectmen voted Monday night to renew the town's agreement with United Video Cablevision, Inc. The contract grants the company the "non-exclusive right, privilege and franchise for the construction, maintenance, and operations of television transmissions and distribution facilities ... in the town of Rockport for 13 years."

UVC guarantees that all Rockport residents living along public roads will be able to hook into the cable system within six months. It may take longer for residents on private roads, because easements must be procured.

A previous issue between selectmen and UVC involved the company's negotiations with Camden. Selectmen wanted a guarantee that Rockport residents would receive the same benefits as Camden. The contract now guarantees that Rockport will receive those benefits, including, "all comparable technical, local origination/public-access features not referenced in this document."

UVC's current rate schedule is attached to the contract, which states that "rates are not regulated, pursuant to federal regulations." However, rate-regulation bills are currently pending in the U.S. Congress.

The town will receive three percent of UVC's annual gross subscriber revenues from all retail sales of television signals within the town. UVC hopes to complete the design portion of the Rockport cable package within the next two weeks.

Chickawaukie Lake Restoration Project Revisited

Selectmen agreed to reconsider Rockport's involvement with the Chickawaukie Lake restoration project. They originally balked at signing a letter of agreement with DEP because language involving indemnity and potential legal fees posted a threat of liability to the town.

Roy Bouchard, of the DEP, presented a revised letter of agreement, meeting the approval of Rockport town counsel, which clarified the issues raised by selectmen. DEP hopes to begin the project in early June.

Bouchard assured selectmen that questions regarding the environmental aspects of the aluminum-sulfate process have been carefully studied,

and that the process represents no environmental threat to wildlife or humans, based on current studies.

Septic Disposal

Selectmen agreed to Interstate Septic's concept for septic disposal. Interstate proposed a composting process to selectmen late last fall, and the company has continued to make progress on the plan. Rockport residents using septic systems will pay a \$50 tipping fee, along with the regular pumping fee. Residents will still be able to use the company of their choice, but the tipping fee will cover the cost of Interstate's licensed receiving area. In addition, the town will sign a one-year contract with Interstate, with an option to renew. This contract allows the town to meet state and federal regulations regarding disposal of town septic material at a licensed location.

(continued on page 2)



Head Of The Harbor: Jim French Sets Sail For Season

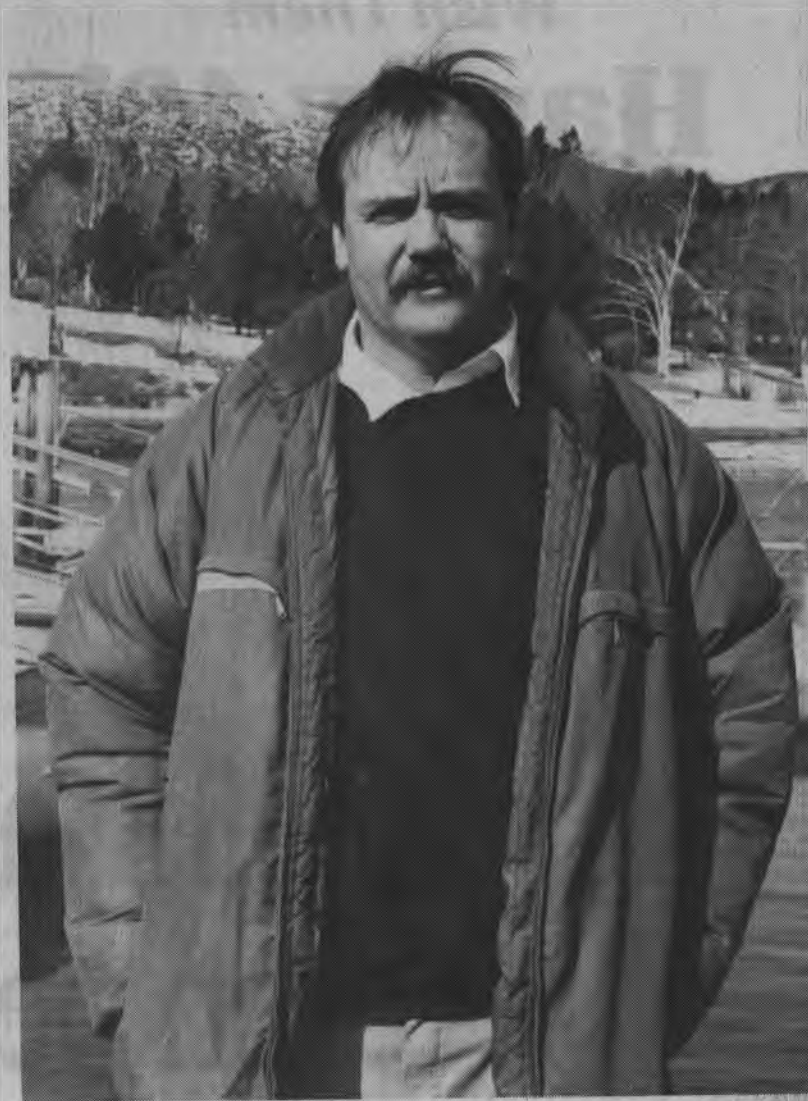
by Carolyn R. Marsh

On or about April 1, Jim French will off his highway department duds, launch *Welcome*, the Camden harbor boat, and prepare to start his first full season as the town's harbor master. A Camden native and a 1975 graduate of Camden-Rockport High School, French was appointed by selectmen in 1990. He apprenticed with longtime harbor master Ken Miller that summer and took over the tiller on

June 15 of last year.

Over the last two years, French has overseen major changes in the way the harbor is run, changes that were needed to bring it up to the line as the town's most visible and productive asset. During that period of time, revenues have increased from \$53,000 to \$91,000, including mooring, overnight docking, and dinghy fees.

The increase, French said recently, (continued on page 15)



Dunbar Oehmig

Jim French will begin his first full season as Camden harbor master next month.

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**CERTIFICATION OF MUNICIPAL VOTE
TO ACCEPT STATE FUNDS**

I, Mary S. Sabins, the duly authorized Clerk for the
(Please Print or Type)
municipality of Union, Maine, hereby certify that the
(Please Print or Type)
legislative body of the municipality voted on March 9 1992 to
accept the following categories of State funds during the fiscal year beginning
Jan. 1 1992.

Check all categories included in the above vote:

- XX 1. Municipal Revenue Sharing
- XX 2. Local Road Assistance
- XX 3. State Aid to Education (including Federal pass-through funds and property tax relief)
- XX 4. Public Library State Aid per Capita
- XX 5. Civil Emergency Funds (Emergency Management Assistance)
- XX 6. Snowmobile Registration Money
- XX 7. Tree Growth Reimbursement
- XX 8. General Assistance Reimbursement
- XX 9. Veterans Exemption Reimbursement
- XX 10. State Grants or Other Funds (This category includes all funds received from the State that are not included in items 1 through 9 above.)
See list below

Dated: March 18 1992

Signed: Mary S. Sabins
Municipal Clerk

**PLEASE SEND BY JUNE 30 --
(If action is taken after
June 30, send certification
as soon as possible.)**

**TO: COMMISSIONER
DEPT. OF ADMINISTRATIVE AND
FINANCIAL SERVICES
STATE HOUSE STATION #78
AUGUSTA, ME 04333**

PLEASE BE SURE TO KEEP A COPY OF THIS FORM FOR YOUR RECORDS

1. Property Tax Relief Fund
2. Small Community Program
3. Gasoline & Diesel Tax Refund
4. Comprehensive Planning Grant
5. Ordinance Fines

POLE LOCATION PERMIT

PROJECT 31-3253
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E.
dated by Central Maine Power Company March 04, 1992 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E., or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of UNION
_____, approximately as follows:

1. Starting Point: Pole 19
2. Road (State & CMP): Barrett Hill Road
3. Direction: Northerly
4. Distance: 1,295' (One Thousand, Two Hundred, Ninety-Five Feet)
5. Number of Poles: 3 new (#19, 20, & 22S) 4 existing G.T.E. poles (21
22, 23, & 24)

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

[Signature]
[Signature]
[Signature] Municipal Officers

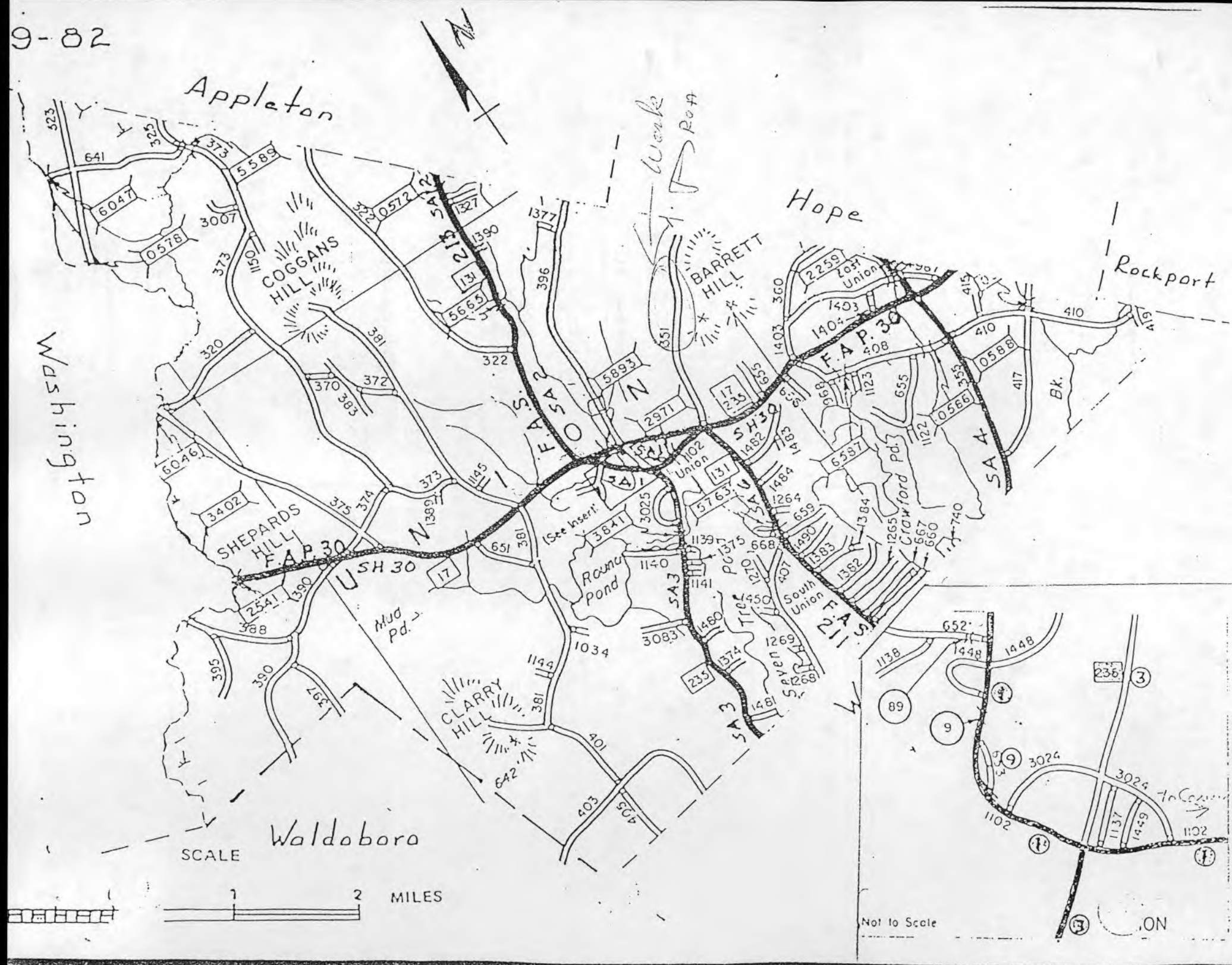
Union, Maine
3/10, 1992

Office of the Town Clerk
Received and Recorded in Book 20, Page 249

Attest Mary S. Sabins
Clerk

9-82

247-5



SHEET 1 OF 1

TOWN

STREET

DATE 3-3-92 BY _____

DATE 3-3-90 BY W. J. [illegible]
Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call Rockland Line at CLP Tol 594-1090. Pole spans shown are approximate.

Feet Behind Curb	Feet Behind Guard Rail	Feet to $\frac{1}{2}$ Traveled Way	Pole No.	Highway Limits	Feet Behind Curb	Feet Behind Guard Rail	Feet to $\frac{1}{2}$ Traveled Way	Pole No.	Highway Limits
			25	X - 1.0					
				275					
			24	○					
				275					
			23	○					
			22S	250					
			22	○ 635 → X					
				305					
			21	○					
				235					
			20	X					
				230					
			19	X					
				▲					
				Approx 2900'					
				↓					
				SH 30 Route 17, Augusta Road					

4507
2-68

POLE LOCATION PERMIT

PROJECT 31-3330
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E. COMPANY
dated by Central Maine Power Company 6-4, 1992 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E. CO., or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of UNION
_____, approximately as follows:

1. Starting Point: POLE 1
2. Road (State & CMP): COLE ROAD, KNOWN TO C.M.P. CO AS CROSS ROAD
3. Direction: WESTERLY
4. Distance: 28
5. Number of Poles: 1

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Dan L...

...

Nancy G. ...

Municipal Officers

Union, Maine

June 16, 1992

Office of the Town Clerk
Received and Recorded in Book 20, Page 250

Attest Mary S. Sabins
Clerk



Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458

June 08, 1992

Board of Selectman
P.O. Box 186
Union, Maine 04862

Dear Sir:

Please find enclosed an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original. Then return the original to this office in the self-addressed, stamped envelope. The second copy is for your records.

Very truly yours,

Harold Phifer
Line Office Supervisor

HP/hrb
W.O. #31-3330
Encl.





Central Maine Power

1-800-750-4000

Gordon Drive, P.O. Box 607, Rockland, Maine 04841



May 21, 1993

Board of Selectmen
P. O. Box 186
Union, Maine 04862

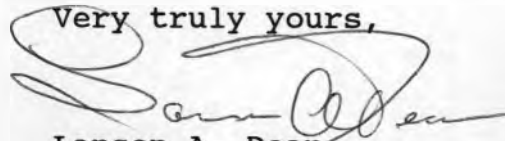
Dear Selectmen:

Enclosed is an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original form and the Town Clerk complete the designated section as well. Then return the same to this office in the enclosed return envelope. The second copy is for your records.

Should you have any questions, please don't hesitate to contact me.

Very truly yours,



Lanson A. Dean
Service Administrator

LAD/sbb
Enc.
31-1

CENTRAL MAINE POWER COMPANY

PROJECT: 31-1

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and G.T.E. Company jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

1. **Starting Point:** New Pole (mid-span pole) #19

2. **Road (State & CMP):** Shepards Hill Road

3. **Direction:** Northerly

4. **Distance:** 169' from existing pole #19 (1 mile from intersection of Route 17)

5. **Number of Poles:** 1

☐ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

By: [Signature]

Date: 5, 14, 93

By: [Signature]

Date: 5-17-93

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN UNION
STREET SHEPARD'S Hill RD
DATE 5-6-93 BY A.N

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 2200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call AL NOVICKA at CMP CO. 594-1090 Tel Ext. 4417. Pole spans shown are approximate.

[illegible]

POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E. Company
dated by Central Maine Power Company May 17, 1993 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E. Company, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

1. Starting Point: New Pole (mid-span pole) #19
2. Road (State & C.M.P.): Shepards Hill Road
3. Direction: Northerly
4. Distance: 169' from existing pole #19 (1 mile from intersection of Route 17)
5. Number of Poles: 1

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

James F. Mitchell
John Fields

Municipal Officers

Union, Maine
June 9, 1993

Office of the Town Clerk
Received and Recorded in Book 20, Page 252

Attest May S. Sabers
Clerk



Central Maine Power

1-800-750-4000

Gordon Drive, P.O. Box 607, Rockland, Maine 04841



May 20, 1993

Board of Selectmen
P. O. Box 186
Union, Maine 04862

Dear Selectmen:

Enclosed is an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original form and the Town Clerk complete the designated section as well. Then return the same to this office in the enclosed return envelope. The second copy is for your records.

Should you have any questions, please don't hesitate to contact me.

Very truly yours,

Lanson A. Dean
Service Administrator

LAD/sbb
Enc.
31-3426



CENTRAL MAINE POWER COMPANY

Form 4501
Rev. 11/90

PROJECT: 31-3426

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and GTE jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

1. Starting Point: CMP Pole #503 Sidlinger Road (Bump Hill Road).

2. Road (State & CMP): Jackson Road

3. Direction: South Westerly

4. Distance: 2,590'

5. Number of Poles: 10

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

GTE

By: Stephen E. Draper Date: 4/21/93

By: Mavis Leathers Date: 4-26-93

POLE LOCATION PERMIT

PROJECT 31-3426
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E. Company
dated by Central Maine Power Company April 26, 1993 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E. Company, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

1. Starting Point: C.M.P. Pole #503 Sidelinger Road (Bump Hill Road).
2. Road (State & C.M.P.): Jackson Road
3. Direction: Southwesterly
4. Distance: 2590 Feet
5. Number of Poles: 10

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

James S. Mitchell
Tom Field

Municipal Officers

Union, Maine
June 9, 1993

Office of the Town Clerk
Received and Recorded in Book 20, Page 252

Attest

Mary S. Sabini
Clerk

4502.
7/81

CENTRAL MAINE POWER COMPANY

PROJECT 31-3426
SHEET 1 OF 1

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Union
STREET Jackson Road
DATE 4/15/83 BY B. Sawyer

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call CMP at ROCKLAND Tel 594-1090. Pole spans shown are approximate.

Feet Behind Curb	Feet Behind Guard Rail	Feet to Φ Traveled Way	Pole No.	Highway Limits	Feet Behind Curb	Feet Behind Guard Rail	Feet to Φ Traveled Way	Pole No.	Highway Limits
		15	10	X					
				300'					
		15	9	X					
				220'					
		15	8	X					
				220'					
		15	7	X					
				250'					
		15	6	X					
				300'					
		15	5	X					
				250'					
		15	4	X					
				250'					
		15	3	X					
				300'					
		15	2	X					
				250'					
		15	1	X					
				250'					
EXISTING			503	X					QUINN HILL ROAD



Central Maine Power

1-800-750-4000

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

September 20, 1993

Board of Selectmen
P. O. Box 186
Union, Maine 04862

Dear Selectpersons:

Enclosed is an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original form and the Town Clerk complete the designated section as well. Then return the same to this office in the enclosed return envelope. The second copy is for your records.

Should you have any questions, please don't hesitate to contact me.

Very truly yours,

Lanson A. Dean
Service Administrator

LAD:sbb
Enc.
31-1



POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E. Company
dated by Central Maine Power Company September 16, 1993 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E. Company, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

1. Starting Point: Across street from existing pole #25 (G.T.E. #)
2. Road (State & C.M.P.): Butler Road
3. Direction: Easterly from pole #25
4. Distance: 30 Feet
5. Number of Poles: 1

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Nancy G. Mitchell
Kimothy Field
Christine Savage Municipal Officers

Union, Maine
Oct 5, 1993

Office of the Town Clerk
Received and Recorded in Book 25, Page 253

Attest

Mary S. Sabers
Clerk

CENTRAL MAINE POWER COMPANY

PROJECT: 31-1

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and G.T.E. Company jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

1. **Starting Point:** Across street from existing pole 25 (GTE #)

2. **Road (State & CMP):** Butler Road

3. **Direction:** Easterly from pole 25

4. **Distance:** 30 Feet

5. **Number of Poles:** 1

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

G.T.E. Company

R. J. [Signature] 08-93 *[Signature]* Date: 9-16-98

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN 12110N
STREET BUTLER RD
DATE 8-31-93 BY A. NOUICKA

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 0 volts to ground 0 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call AL Nowicka at CMPCo 594-1090 Tel 4417. Pole spans shown are approximate.

[illegible]



Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458



October 1, 1993

Board of Selectmen
P. O. Box 186
Union, Maine 04862

Dear Selectpersons:

Enclosed is an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original form and the Town Clerk complete the designated section as well. Then return the same to this office in the enclosed return envelope. The second copy is for your records.

Should you have any questions, please don't hesitate to contact me.

Very truly yours,

Lanson A. Dean
Service Administrator

LAD:sbb
Enc.
31-3486

POLE LOCATION PERMIT

PROJECT 31-3486
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E. Company
dated by Central Maine Power Company September 29, 1993 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E. Company, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

1. Starting Point: At existing pole #35
2. Road (State & C.M.P.): Barrett Hill Road
3. Direction: Northerly
4. Distance: 920 Feet
5. Number of Poles: 3

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Nancy G. Mitchell
Arnold J. Field
Christine Savage Municipal Officers

Union, Maine
Oct 5, 1993

Office of the Town Clerk
Received and Recorded in Book 20, Page 253

Attest Mary S. Sabino
Clerk

CENTRAL MAINE POWER COMPANY

PROJECT: 31-3486

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and G.T.E. Company jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

1. **Starting Point:** At existing pole #35

2. **Road (State & CMP):** Barrett Hill Road

3. **Direction:** Northerly

4. **Distance:** 920 Feet

5. **Number of Poles:** 3

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

G.T.E. Company

[Signature]

[Signature]

[Signature]

[Signature]

4502
7/81

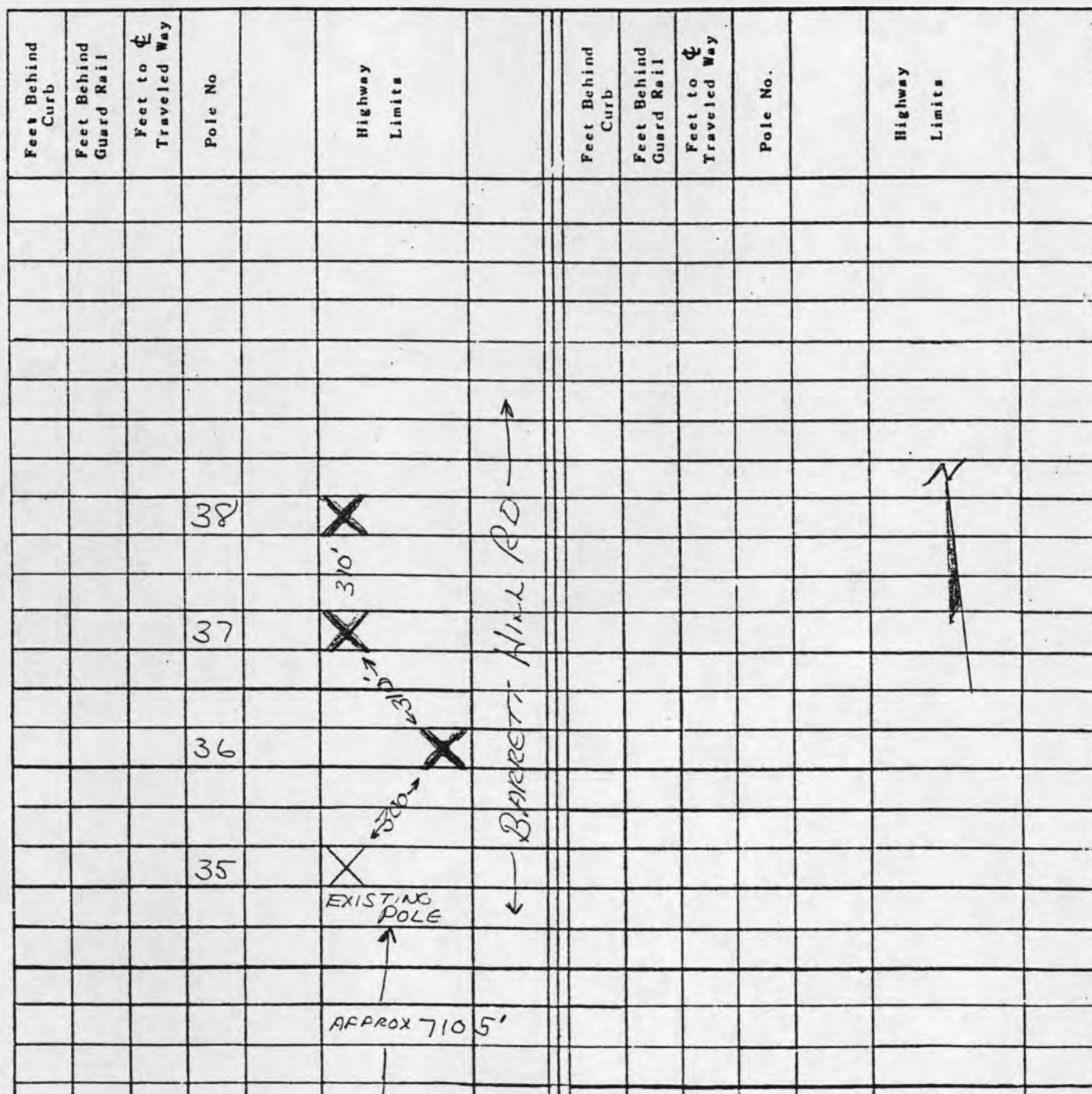
CENTRAL MAINE POWER COMPANY

PROJECT 31-3486
SHEET 1 OF 1

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN UNION
STREET BARRETT HILL RD
DATE 9-17-93 BY A. NOUICKA

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call AL NOUICKA at CMP Co 5941090 Tel EXT 447. Pole spans shown are approximate.



POLE LOCATION PERMIT

PROJECT 31-3431
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E. Company
dated by Central Maine Power Company June 2, 1993 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E. Company, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

- DAVIS Rd
1. Starting Point: Existing Pole #20 St. Clair Road
 2. Road (State & C.M.P.): St. Clair Road (Davis Road)
 3. Direction: Westerly
 4. Distance: 1179 Feet
 5. Number of Poles: 4 to be numbered 21, 22, 23, 24 as staked

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Mary E. McKel

Christine Savage Municipal Officers

Union, Maine
June 30, 1993

Office of the Town Clerk
Received and Recorded in Book 20, Page 254

Attest Mary E. McKel
Clerk

CENTRAL MAINE POWER COMPANY

PROJECT: 31-3431

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and G.T.E. Company jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

1. **Starting Point:** Existing Pole #20 St. Clair Road

2. **Road (State & CMP):** St. Clair Road (Davis Road)

3. **Direction:** Westerly

4. **Distance:** 1179 Feet

5. **Number of Poles:** 4 to be numbered 21, 22, 23, 24 as staked

☐ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

G.T.E. Company

By: [Signature]

Date: 5-24-93

By: [Signature]

Date: 6-2-93

302
7/81

CENTRAL MAINE POWER COMPANY

PROJECT 31-3431

SHEET 1 OF 1

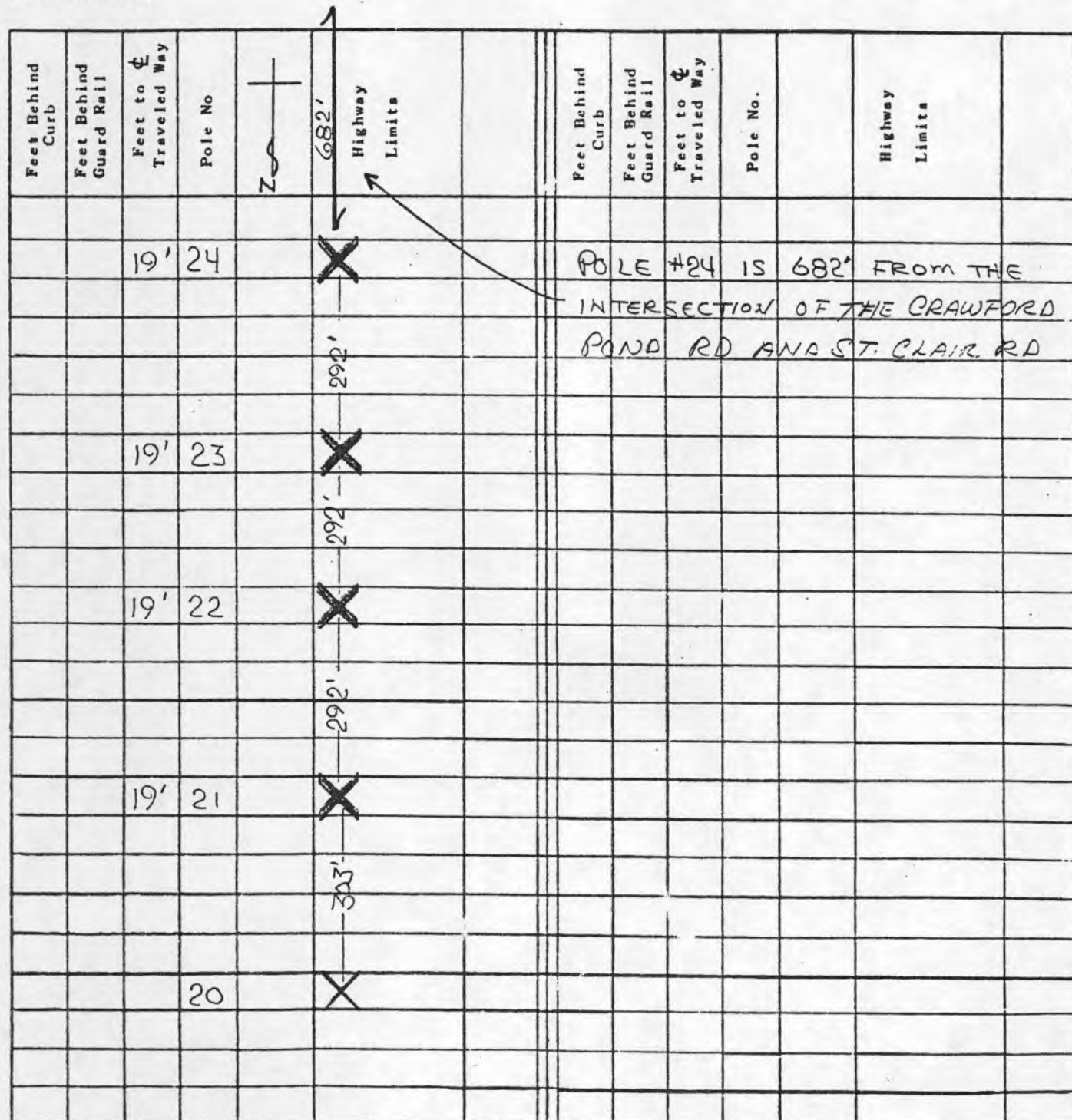
SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN UNION

STREET ST. CLAIR Rd

DATE 5-20-93 BY A. NOVICKA

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call AL NOVICKA at CMP CO 594-1090 Tel EXT. 4417. Pole spans shown are approximate.





Central Maine Power

1-800-328-4477

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

Out of State 1-800-433-0458

June 7, 1993

Board of Selectmen - Union
P. O. Box 186
Union, Maine 04862

Dear Selectmen:

Enclosed is an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original form and the Town Clerk complete the designated section as well. Then return the same to this office in the enclosed return envelope. The second copy is for your records.

Should you have any questions, please don't hesitate to contact me.

Very truly yours,

Lanson A. Dean
Service Administrator

LAD:sbb
Enc.
31-3431





Central Maine Power

1-800-750-4000

Gordon Drive, P.O. Box 607, Rockland, Maine 04841

October 6, 1993

Board of Selectmen
Town of Union
P. O. Box 186
Union, Maine 04862

Dear Selectpersons:

Enclosed is an Application for a Pole Location for the Town of Union.

Please have the Board of Selectmen sign the original form and the Town Clerk complete the designated section as well. Then return the same to this office in the enclosed return envelope. The second copy is for your records.

Should you have any questions, please don't hesitate to contact me.

Very truly yours,

Lanson A. Dean
Service Administrator

LAD:sbb
Enc.
31-1 Feener



POLE LOCATION PERMIT

PROJECT 31-1
SHC _____

UPON THE APPLICATION of Central Maine Power Company and G.T.E. Company
dated by Central Maine Power Company October 12, 1993 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, it is hereby adjudicated that the 14 days' public
notice required by statute has been given and that no written objection has been filed during said period by residents
and owners of property upon the highways to be affected thereby and permission is hereby given to said Central Maine
Power Company and G.T.E. Company, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

1. Starting Point: Between Poles 2 and 3
2. Road (State & C.M.P.): Town - Davis Road; C.M.P. - St. Clair Road
3. Direction: West
4. Distance: 900 Feet from Mt. Pleasant Road
5. Number of Poles: 1

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Daniel G. Mitchell
Monette Fieds
Christine Savage Municipal Officers

Union, Maine
Nov 2, 1993

Office of the Town Clerk
Received and Recorded in Book 20, Page 255

Attest Mary S. Sabonis
Clerk

CENTRAL MAINE POWER COMPANY

PROJECT: 31-1

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☒ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and GTE jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

1. Starting Point:

2. Road (State & CMP): Town-Davis Road CMP-St. Clair Rd.

3. Direction: West

4. Distance: 900 feet from Mt. Pleasant Rd.

5. Number of Poles: 1

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

GTE

By: Larry D. Dean

Date: 10-6-93

By: Steven W. G. Perkins

Date: 10-12-93

CENTRAL MAINE POWER COMPANY

20-26 GORDON DRIVE

P.O. BOX 607

ROCKLAND ME 04841

PORTLAND, ME 041 10/18/93



255-9



Board of Selectmen

P. O. Box 186

Union, Maine 04862

64862-0486



Town Copy

Form 4501
Rev. 11/90

CENTRAL MAINE POWER COMPANY

PROJECT: 31-3524

APPLICATION FOR POLE LOCATION OR UNDERGROUND LOCATION

In the City/Town of: Union, Maine

To the: ☐ State Department of Transportation

☐ City

☒ Town of Union, Maine

☐ County

☐ Central Maine Power Company hereby applies for permission to:

☐ Construct and maintain poles together with attached facilities and appurtenances upon, along, or across certain streets and highways in said City/Town as described below.

☐ Construct and maintain buried cables, conduits, manholes and handholes, together with wire and cables, transformers, cutouts, and other equipment therein, under, along, and across certain streets and highways in said City/Town as described below.

☒ Central Maine Power Company and GTE jointly hereby apply for permission to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain streets and highways in said City/Town as described below:

1. Starting Point: Pole #30

2. Road (State & CMP): Brackett Road, Inv. #373

3. Direction: Northerly

4. Distance: 420'

5. Number of Poles: 2.

☒ Overhead wires and cables shall have a minimum clearance of 18 feet over the public highway, and be constructed to conform with the requirements of the National Electrical Safety Code.

☐ Buried cable facilities shall be placed at a minimum depth of 36 inches under pavement and 30 inches elsewhere and be constructed to conform with the requirements of the National Electrical Safety Code.

Any person, firm or corporation claiming to be adversely affected by this proposed location shall file a written objection with the D.O.T./City/Town/County stating the cause of said objection within fourteen (14) days after the publication of this notice or ninety (90) days after installation of facilities without publication.

☐ Public Notice of this Application has been given by publishing the text of the same

in _____

on _____

☒ Not published

CENTRAL MAINE POWER COMPANY

GTE COMPANY

By: S. A. Dea

Date: 12-6-93

By: Steven M. G. Perkins

Date: 12-15-93

SKETCH TO ACCOMPANY APPLICATION FOR POLE LOCATIONS

TOWN Dorset
STREET Bradrott Road (100 ft. x 20 ft.)
DATE 11/18/93 BY P. Sawyer

Facilities to consist of wood poles and appurtenances with a minimum clearance of wire and cables not less than 18 feet over the public highway, for operation at 7200 volts to ground 1 phase. Construction to be suitable for future operation at a voltage not to exceed 22 KV to ground. Right-of-way limits indicated are based on the best field information available. Poles are staked - for further information call CRMW at Rockland Tel 594-1021. Pole spans shown are approximate.

[illegible]

9-13

Washington

Appleton

Hope

Rockport

Warren

Waldoboro



SCALE

UNION T
KNOX Div 5

9-13



POLE LOCATION PERMIT

PROJECT 31-3524
SHC _____

UPON THE APPLICATION of Central Maine Power Company and GTE
dated by Central Maine Power Company November 18, 19 93 asking for permission, in accordance with
law, to construct and maintain poles together with attached facilities and appurtenances upon, along or across certain
highways and public roads in the location described in said application, ~~it is hereby adjudicated that the 14 days' public~~
~~notice required by statute has been given and that no written objection has been filed during said period by residents~~
~~and owners of property upon the highways to be affected thereby~~ and permission is hereby given to said Central Maine
Power Company and GTE, or either of them, their successors and assigns, to construct,
reconstruct, maintain and relocate in substantially the same location, poles together with attached facilities and ap-
purtenances upon, along or across certain highways and public roads in the City/Town of Union
_____, approximately as follows:

1. Starting Point: Pole #30
2. Road (State & CMP): Brackett Road, Inv. #373
3. Direction: Northerly
4. Distance: 420'
5. Number of Poles: 2

Facilities shall consist of wood poles and appurtenances with a minimum clearance of wire and cable not less than
18 feet over the public highway all in a manner to conform with the requirements of the National Electrical Safety Code.

Timothy Field
Christopher Page Municipal Officers

Union, Maine
12/28, 19 93

Office of the Town Clerk
Received and Recorded in Book 20, Page 256

Attest Mary S. Sabers
Clerk

DEPUTY SHERIFF'S RETURN

KNOX
MAINE, ss.

By virtue of the within warrant to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this Warrant at the SELECTMEN'S OFFICE, Thompson Memorial Building; at GORDEN'S MARKET, Union Common; at CAMDEN NATIONAL BANK, Union Common; and at MIC MAC MARKET, Route #17; on the _____ day of _____, A.D., 1985, the same being at least seven days prior to the within named meeting.

ATTEST: _____
Peter Soule, Deputy
Sheriff

DEPUTY SHERIFF'S RETURN

KNOX
MAINE, ss.

By virtue of the within ORDINANCE to me directed, I have notified and warned the inhabitants of the Town of Union, qualified to vote in Town affairs to assemble at the time and place and for the purpose within named, by posting this ORDINANCE at the SELECTMEN'S OFFICE, Thompson Memorial Building; at GORDEN'S MARKET, Union Common; at CAMDEN NATIONAL BANK, Union Common; and at MIC MAC MARKET, Route #17; on the _____ day of _____, A.D., 1985, the same as the Town Meeting Warrant in which this Ordinance is to be voted and the same being at least seven days prior to the within named meeting.

ATTEST: _____
Peter Soule, Deputy Sheriff

DEPUTY SHERIFF'S RETURN

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MAINE, ss.

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Peter Soule, Deputy
Sheriff

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ATTEST: _____

Peter Soule, Deputy Sheriff

BUDGET FUNDING - 1985

	<u>APPROPRIATIONS</u>		<u>FEDERAL REVENUE SHARING</u>		<u>HIGHWAY BLOCK GRANT</u>		<u>EXCISE TAX</u>		<u>PULLEN FUNDS</u>			
	1984	1985	1984	1985	1984	1985	1984	1985	<u>WILLIAM</u>		<u>JOSEPH</u>	
Administration	11000.								1984	1985	1984	1985
Assessors	6250.											
Sanitary Landfill	13600.											
Septic Waste Site							3500.					
Town Maintenance	750.											
Secretary - Bookkeeper	14500.											
General Insurance			9500.									
Hydrant Rental			3850.									
Street Lights	3400.											
Code Enforcement	50.		450.									
Police Protection	200.											
Memorial Day	200.											
Vose Library	2800.											
William Pullen Scholar.												
Snow & Ice	11000.				35000.				2000.	3000.		
Highway Oper. - Maint.	6000.						2500.					
Roads & Bridges							44000.					
Hot Topping	35000.											
Parks & Recreation	1500.											
Fire Dept.			10000.								3675.	
Red Network	2500.											
Ambulance	500.											

BUDGET FUNDING - 1985

	<u>APPROPRIATIONS</u>		FEDERAL REVENUE SHARING		HIGHWAY BLOCK GRANT		EXCISE TAX	PULLEN FUNDS			
	1984	1985	1984	1985	1984	1985	1984	1985	WILLIAM	JOSEPH	
Highway Equip. Replace	3000.										
Cemeteries	2000.										
Ambulance Reserve	3000.										
Planning Board	600.										
<u>Additional Articles</u>											
Copy Machine Purchase											
Micro - Filming											
Bandstand Repair											
Office Equip. Replace.											
Fire Truck Replace.											
Public Address System repair											
Outside Agencies											
Other											
TOTALS											

BUDGET FUNDING - 1985

<u>APPROPRIATIONS</u>		FEDERAL REVENUE SHARING		HIGHWAY BLOCK GRANT		EXCISE TAX	PULLEN FUNDS WILLIAM JOSEPH		
1984	1985	1984	1985	1984	1985	1984	1985	1984	1985

BUDGET FUNDING - 1985

<u>APPROPRIATIONS</u>		FEDERAL REVENUE SHARING		HIGHWAY BLOCK GRANT		EXCISE TAX	PULLEN FUNDS WILLIAM JOSEPH				
1984	1985	1984	1985	1984	1985	1984	1985	1984	1985	1984	1985

This annual TOWN MEETING was voted to adjourn at 9:00 P.M.
There were approximately 150-160 present.

A True Copy of the Minutes of Annual Town Meeting - March 14, 1983.

ATTEST:

Nina B. Aho, Deputy Town Clerk

TOTAL VOTED TO RAISE OR APPROPRIATE	\$98684.60
TOTAL VOTED TO TAKE FROM FEDERAL REVENUE SHARING	26800.00
TOTAL VOTED TO TAKE FROM EXCISE TAXES	47916.00
TOTAL VOTED TO TAKE FROM WM. PULLEN INVESTMENT	7850.00
TOTAL VOTED TO TAKE FROM HIGHWAY BLOCK GRANT	28800.00
TOTAL VOTED TO TAKE FROM JOSEPH PULLEN RECREATION RESERVE ACCOUNT	2500.00
TOTAL VOTED TO TAKE FROM JOSEPH PULLEN FUND	<u>4000.00</u>
GRAND TOTAL FROM VARIOUS SOURCES	\$216550.60

(This is an increase of \$22331.47 over 1982)

CC: Town Record Book
Bookkeeper/Ledger Account Book
All Selectmen
Auditor

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ANNUAL TOWN MEETING - MARCH 12, 1984.

ARTICLE #	ARTICLE NAME	Voted to XXXX RAISE	To Take F.R. S.	TO TAKE FROM EXCISE TAXES	TO TAKE FROM WM. PULLEN	TO TAKE FROM JOSEPH PULLEN	SURPLUS TAKE FROM	HIGHWAY BLOCK GRANT
16	Ambulance Communications						1,000.00 ✓	
18 A	ADMINISTRATION	11,000.00 ✓						
18 B	OFFICERS SALARIES	9,500.00 ✓						
18 C	ASSESSORS AGENT	6,250.00 ✓						
18 D	SANITARY LANDFILL	13,600.00 ✓						
18 E	TOWN MAINTAINANCE	750.00 ✓						
18 F	SECRETARY/Bookkeepers	14,500.00 ✓						
18 G	STREET LIGHTS	3,400.00 ✓						
18 H	CODE ENFORCEMENT	50.00 ✓						
18 I	POLICE PROTECTION	200.00 ✓						
18 J	MEMORIAL DAY	200.00 ✓						
18 K	VOSE LIBRARY	2,800.00 ✓						
18 L	SNOW & ICE	11,000.00 ✓						
18 M	HIGHWAY OP/MAIN.	6,000.00 ✓						
18 N	HOT TOPPING	35,000.00 ✓						
		117,250.00				back 12	1,000.00	

ARTICLE #	ARTICLE NAME	Voted to Raise 114,250.00	To Take F.R. S.	TO TAKE FROM EXCISE TAXES	TO TAKE FROM WM. PULLEN	TO TAKE FROM JOSEPH PULLEN	SURPLUS TAKE FROM 1,000.00	HIGHWAY BLOCK GRANT
18 D	PARKS & RECREATION	1,500.00 ✓						
18 P	RED NETWORK	2,500.00 ✓						
18 Q	AMBULANCE	500.00 ✓						
18 R	HIGHWAY EQUIP/REPLACE.	3,000.00 ✓						
18 S	CEMETERIES	2,000.00 ✓						
18 T	AMBULANCE RESERVE	3,000.00 ✓						
18 U	PLANNING BOARD	600.00 ✓						
19 A	SNOW & ICE							
20 A	GENERAL INSURANCE		9,500.00 ✓					35,000.00 ✓
20 B	HYDRANT RENTAL		3,850.00 ✓					
20 C	CODE ENFORCEMENT		450.00 ✓					
20 D	FIRE DEPT.		10,000.00 ✓					
21 A	SEPTIC WASTE SITE			3,500.00 ✓				
21 B	HIGHWAY OP/Maintenance			2,500.00 ✓				
21 C	ROADS & BRIDGES			44,000.00 ✓				
		127,350.00	23,800.00	50,000.00			back 13 1,000.00	35,000.00

PAGE THREE ANNUAL TOWN MEETING - MARCH 12, 1984.

ARTICLE #	ARTICLE NAME	Voted to RISE RAISE	To Take F.R. S.	TO TAKE FROM EXCISE TAXES	TO TAKE FROM WM. PULLEN INVESTMENT	TO TAKE FROM JOSEPH PULLEN INCOME	SURPLUS TAKE FROM	HIGHWAY BLOCK GRANT
22 A	WILLIAM PULLEN SCHOLARSHIPS	127350.00	23500.00	50,500.00	2,000.00 ✓			
23 A	PARKS & RECREATION					3,675.00 ✓		
24	SEPTIC SYSTEM-S.A.D.#40	3,500.00 ✓						
26	REDUCING TAX COMMITMENT						15,000.00 ✓	
27 A	Hydrant Re ^{entail} overdraft						75.36 ✓	
27 B	General Ins. overdraft						44.00 ✓	
27 C	Roads & Br- overdraft						3,326.91 ✓	
34	CHANNEL 10	250.00 ✓						
35	EASTERN MID COAST REGIONAL PLANNING	500.00 ✓						
36	HUMAN RESOURCES	1,425.00 ✓						
37	Community Alcohol	706.05 706.00 ✓						
38	Mental Health	785.00 ✓						
39	Kno-Walton Lin	883.00 ✓						
40	Senior Citizens	614.00 ✓						
GRAND TOTALS TAKEN FROM:		\$ 136,013.00	\$ 23,500.00	\$ 50,500.00	\$ 2,000.00	\$ 36,750.00		
		269,934.27						

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TOWN OF
UNION, ME

TOWN
RECORDS

1981-1991

END