

**TOWN OF WINSLOW, MAINE
PLANNING BOARD**

**NOTICE OF DECISION REGARDING
CENTRAL MAINE POWER COMPANY'S APPLICATION FOR
MAINE POWER RELIABILITY PROGRAM**

Procedural Background

Central Maine Power Company (CMP) has submitted a shoreland zoning application for the portion of the proposed Maine Power Reliability Program (MPRP) located in Winslow, as described in an application package dated June 2010.

The Town of Winslow Planning Board considered the applications at a public meeting on August 4, 2010. Representatives of CMP presented the application and answered questions from members of the Planning Board and the public.

Findings of Fact

The Planning Board finds the applications to be complete and adopts as findings the factual information contained in the applications including CMP's accompanying materials and related submissions.

Conclusions of Law

The Planning Board adopts the conclusions contained in the applications and their accompanying materials with respect to all applicable shoreland zoning submission requirements and approval standards.

CONCLUSION

Based on the foregoing, CMP's shoreland zoning permit application is APPROVED, subject to the following conditions:

1. If no substantial start on construction is made within one year of the date of issuance of these permits, the permits shall expire. Due to the nature and scope of the MPRP project, however, the Board recognizes that a one-year timeline to begin construction of that portion of the MPRP in the Town of Winslow may not be achievable. Therefore, and for ease of administration of the permit contained herein, the Board orders that, to expedite review, if no substantial start has been made within the first year after the date of issuance, this permit may be extended for one additional year, provided that the Town's ordinances have not materially changed since the date of issuance so as to affect the project, and provided CMP submits a letter to the Board at least 30 days prior to the initial expiration of the permits certifying that all information contained in its application and presented to the Board is still materially correct and complete.

Any person aggrieved by this decision may appeal by filing a written notice of appeal to the Board of Appeals within 30 days of the date of the Planning Board's decision.

All concurring.

DATED: 8/4/10

TOWN OF WINSLOW PLANNING BOARD

Michael E. Paulson
Chair

William C. Parkes

Richard Brumby

Mr

Clay Kene
Paul

PART B: TOWN OF WINSLOW SHORELAND ZONING APPLICATION

DECD/OCF 1/91
 NOTE: THIS SAMPLE PERMIT APPLICATION FORM
 SHOULD BE MODIFIED TO COMPLIMENT YOUR
 LOCAL SHORELAND ZONING ORDINANCE

FOR OFFICE USE ONLY:

PERMIT NO.: _____
 ISSUE DATE: 8/4/2010
 FEE AMOUNT: \$ 225.00

GENERAL INFORMATION

1. APPLICANT Central Maine Power Co. c/o Mary Smith	2. APPLICANTS ADDRESS 83 Edison Drive Augusta, Maine 04336	3. APPLICANTS TEL. # 207-626-4006
4. PROPERTY OWNER Central Maine Power Co.	5. OWNER'S ADDRESS Same as Applicant	6. OWNER'S TEL. # Same as Applicant
7. CONTRACTOR (agent) TRC c/o Deirdre Schneider	8. CONTRACTOR'S (agent) ADDRESS 14 Gabriel Drive Augusta, Maine 04330	9. CONTRACTOR'S (agent) TEL. # 207-620-3851
10. LOCATION/ADDRESS OF PROPERTY Existing transmission corridor running from the Winslow-Albion town boundary in a northwesterly direction towards the Winslow-Benton town boundary (See attached exhibits)	11. TAX MAP/PAGE & LOT# AND DATE LOT WAS CREATED Map 12, Lot 27A Map 12, Lot 28A See Exhibits 6 & 7	12. ZONING DISTRICTS Limited Residential Rural District
13. DESCRIPTION OF PROPERTY INCLUDING A DESCRIPTION OF ALL PROPOSED CONSTRUCTION, (E.G. LAND CLEARING, ROAD BUILDING, SEPTIC SYSTEMS, AND WELLS – PLEASE NOTE THAT A SITE PLAN SKETCH IS REQUIRED ON PAGE 3) The Maine Power Reliability Program (MPRP) is a project by Central Maine Power Company (CMP) to upgrade Maine's bulk power transmission system. In Winslow, the MPRP proposes to add a new 345 kV H-Frame line; rename and rebuild portions (pole 242) of the existing 115 kV line (Section 67); and remove, replace, and rename the existing 115 kV line, Section 84. All work is to occur within or directly adjacent to the existing transmission line corridor. The proposed construction is more fully described in the attached text, drawings and maps.		
14. PROPOSED USE OF PROJECT Essential Services- Electric Power Transmission	15. ESTIMATED COST OF CONSTRUCTION Approximately \$ 6.12 million	

SHORELAND AND PROPERTY INFORMATION			
<p>16. LOT AREA (Sq. ft.) Approximately 57 acres</p>	<p>17. FRONTAGE ON ROAD (FT.) The transmission line corridor crosses three public roadways.</p> <table border="1" style="width: 100%; margin-top: 10px;"> <tr> <td style="width: 50%;">Albion Road</td> <td style="width: 50%;">Approximately 595 ft.</td> </tr> </table>	Albion Road	Approximately 595 ft.
Albion Road	Approximately 595 ft.		
<p>18. SQ. FT. OF LOT TO BE COVERED BY NON-VEGETATED SURFACES The transmission poles will occupy less than 0.07% of the project area. The remainder will remain vegetated.</p>	<p>19. ELEVATION ABOVE 100 YR. FLOOD The project area is not within any 100-year floodplain areas.</p>		
<p>20. FRONTAGE ON WATERBODY (FT.) See attached maps (Exhibit 4)</p>	<p>21. HEIGHT OF PROPOSED STRUCTURE 345 kV H-frame - range between 75 ft. and 93 ft 115 kV Single-pole - range between 66.5 & 95 ft. (See Pole Table at Exhibit 5)</p>		
<p>22. EXISTING USE OF PROPERTY Electric power transmission</p>	<p>23. PROPOSED USE OF PROPERTY Electric power transmission</p>		
<p><i>Note: Questions 24 & 25 apply only to expansions of portions of existing structures which are less than the required setback.</i></p>			
<p>24. A) TOTAL FLOOR AREA OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK AS OF 1/1/89: Not applicable (A-D) SQ.FT.</p> <p>B) FLOOR AREA OF EXPANSION OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK FROM 1/1/89 TO PRESENT: Not applicable (A-D) SQ.FT.</p> <p>C) FLOOR AREA OF PROPOSED EXPANSION OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK: Not applicable (A-D) SQ.FT.</p> <p>D) % INCREASE OF FLOOR AREA OF ACTUAL AND PROPOSED EXPANSIONS OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK SINCE 1/1/89: $(\% \text{ INCREASE} = \frac{B + C}{A} \times 100)$ Not applicable (A-D) %</p>	<p>25. A) TOTAL VOLUME OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK AS OF 1/1/89: Not applicable (A-D) CUBIC FT.</p> <p>B) VOLUME OF EXPANSION OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK FROM 1/1/89: Not applicable (A-D) CUBIC FT.</p> <p>C) VOLUME OF PROPOSED EXPANSION OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK: Not applicable (A-D) CUBIC FT.</p> <p>D) % INCREASE OF VOLUME OF ACTUAL AND PROPOSED EXPANSIONS OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK SINCE 1/1/89: $(\% \text{ INCREASE} = \frac{B + C}{A} \times 100)$ Not applicable (A-D) %</p>		
<p><i>Note: It is imperative that each municipality define what constitutes a structure, floor area and volume and apply those definitions uniformly when calculating existing and proposed sq. ft. and cu. Ft.</i></p>			

Front or Rear Elevation

Please see the attached Exhibit for transmission line corridor cross sections showing existing and proposed structures and their typical aboveground heights

Side Elevation

Draw a simple sketch showing the existing and proposed structures and dimensions.

ADDITIONAL PERMITS, APPROVAL, AND/OR REVIEWS REQUIRED

CHECK IF REQUIRED:

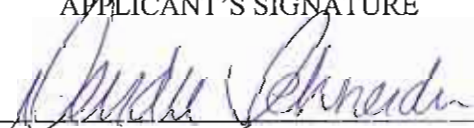
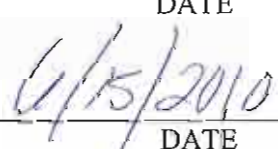
- PLANNING BOARD REVIEW APPROVAL (e.g. Subdivision, Site Plan Review)
- BOARD OF APPEALS REVIEW APPROVAL
- FLOOD HAZARD DEVELOPMENT PERMIT
- EXTERIOR PLUMBING PERMIT (approved HHE 200 Application Form)
- INTERIOR PLUMBING PERMIT
- DEP PERMIT (Site Location, Natural resources Protection Act)
- ARMY CORPS OF ENGINEERS PERMIT (e.g. Sec. 404 Clean Waters Act)

OTHERS:

- MAINE PUBLIC UTILITIES COMMISSION – Certificate of Public Convenience and Necessity
- MUNICIPAL PERMITS
- _____
- _____

NOTE: APPLICANT IS ADVISED TO CONSULT WITH THE CODE ENFORCEMENT OFFICER AND APPROPRIATE STATE AND FEDERAL AGENCIES TO DETERMINE WHETHER ADDITIONAL PERMITS, APPROVALS, AND REVIEWS ARE REQUIRED

I CERTIFY THAT ALL INFORMATION GIVEN IN THIS APPLICATION IS ACCURATE. ALL PROPOSED USES SHALL BE IN CONFORMANCE WITH THIS APPLICATION AND THE WINSLOW SHORELAND ZONING ORDINANCE. I AGREE TO FUTURE INSPECTIONS BY THE CODE ENFORCEMENT OFFICER AT REASONABLE HOURS.

_____ APPLICANT'S SIGNATURE	_____ DATE
 _____ AGENT'S SIGNATURE (if applicable)	 _____ DATE

APPROVAL OR DENIAL OF APPLICATION

(For Office Use Only)

12 MAP 27A127B LOT

THIS APPLICATION IS: APPROVED

map 8.4.10

DENIED

IF DENIED, REASON FOR DENIAL:

IF APPROVED, THE FOLLOWING CONDITIONS ARE PRESCRIBED:

See NOD

NOTE: IN APPROVING A SHORELAND ZONING PERMIT, THE PROPOSED USE SHALL COMPLY WITH THE PURPOSES AND REQUIREMENTS OF THE SHORELAND ZONING ORDINANCE FOR THE TOWN OF WINSLOW.

INSPECTION CHECK LIST	
<input type="checkbox"/>	Prior to Clearing and Excavation
<input type="checkbox"/>	Prior to Foundation Pour
<input type="checkbox"/>	Prior to Final Landscaping
<input type="checkbox"/>	Prior to Occupancy

PERMIT #	_____

FEE AMOUNT	<u>\$ 895⁰⁰</u>

NOTE: THIS CHECKLIST IS INTENDED TO ASSIST THE CEO IN TRACKING A SHORELAND ZONING PERMIT THROUGH THE REVIEW PROCESS

Appendix 1

SHORELAND ZONING PERMIT CHECKLIST

CHECK OFF FOR ALL STRUCTURES:

- COMPLETE SHORELAND ZONING PERMIT APPLICATION
- PAY APPROPRIATE FEE
- LOT AREA
- % OF LOT COVERED BY NON-VEGETATED SURFACES
- HEIGHT OF STRUCTURE
- SETBACK FROM HIGH WATER LINE
- ELEVATION SETBACK FROM SIDE AND REAR LOT LINES
- % INCREASE OF EXPANSIONS OF PORTION OF STRUCTURE WHICH IS LESS THAN REQUIRED SETBACK
- COPY OF INTERIOR AND EXTERIOR PLUMBING PERMIT'S
- COPY OF DEED
- ELEVATION OF LOWEST FLOOR TO 100 YEAR FLOOD ELEVATION
- COPY OF ADDITIONAL PERMIT(S) AS REQUIRED
(See Page 5 of Application Form)
- SOIL EROSION CONTROL PLAN PROVIDED

CHECK OFF FOR FURTHER REVIEW:

- COPY OF FILE TO BOARD OF APPEALS IF VARIANCE OR SPECIAL EXCEPTION IS REQUIRED
- COPY OF FILE TO PLANNING BOARD IF PLANNING BOARD REVIEW IS REQUIRED

CHECK OFF FOR SITE VISIT BY CEO:

- PRIOR TO CLEARING AND EXCAVATION
- PRIOR TO FOUNDATION POUR
- PRIOR TO FINAL LANDSCAPING
- PRIOR TO OCCUPANCY