

Arundel Planning Board Minutes

July 30, 2020

Zoom Special Meeting

Board Attendees: Rich Ganong, Chair; Susan Roth, Vice Chair; Jens Bergen, Secretary; Marty Cain, Jamie Lowery, Roger Morin

Attendees: Joan Hull, Sam Hull, Matt Cooper, Leah Lowery

Call to Order: Chair Ganong calls meeting to order at 7:00 PM.

I. NEW APPLICATION

Item 1: Limerick Road Bike Trail #1- Shoreland Zoning Application Proposed excavation and construction of approximately 200 feet of bike trail (0.03 acres) within the Stream Protection District on the 37-acre parcel, Tax Map 28 Lot 5B in the R1, SP, SO, and RP districts behind the future Town Hall on Limerick Road. Kennebunkport Land Trust is the property owner, the Arundel Conservation Trust is the applicant, and Joan Hull is the applicant's agent.

Joan Hull of the Arundel Conservation Trust (ACT) gave a brief synopsis of the proposed project which involves the construction of a 1/3 mile bicycle flow trail with approximately 700 linear feet constructed on the Town Hall land at Tax Map 28 Lot 5A off of Limerick Road, and another 8900 linear feet being constructed on the adjacent ACT property. Approximately 200 linear feet of the trail will be constructed within the Stream Protection District on the ACT land.

Matt Cooper provided a synopsis of how the designated contractor, Maine Trail Builders plan to build the trail by removal of the top 6 inches of organic layer and its replacement with more granular subsoil taken from a borrow site outside of the SP district.

The flow trail will be one-way. The Chair asked how the riders will return to the start point. Mr. Cooper and Mrs. Hull stated that the riders will return via the existing logging road between the parking lot and bridge, and given the width of the road there will be no conflicts between pedestrians and cyclists.

Mr. Bergen asked Mr. Cooper how the excavated duff is disposed of and what materials replace it. Mr. Cooper responded that the subsoil is used until the layer becomes pure sand and then imported clay is used to stabilize the replacement base.

Ms. Roth recommended directional signage that reminded users that the flow trail was one-way and they are to return by the loop logging road.

Mrs. Hull asked the Board to consider the requested submission waivers.

Motion: Ms. Roth motions to grant the four waivers requested by the applicant and recommended by the Planner. Mr. Lowery seconds.

Discussion: Mr. Lowery asked the Board whether he should recuse himself from the vote, given his wife is an active participant in the project. It was the unanimous consensus of the Board that Mr. Lowery can objectively rule on the proposal.

Vote: Unanimous in favor.

Motion: Ms. Roth motions to deem the application complete. Mr. Bergen seconds.

Discussion: Mr. Cain asked will the 1/3 mile be of sufficient size to accommodate the anticipated user demand. Mrs. Hull stated that this bike trail is the first of a three-prong master plan that will extend the flow trail to the

Eastern Trail. The completed master plan will be more than enough to accommodate present and future demand.

Mr. Cain asked about the construction schedule in relation to Town Hall completion. Mrs. Hull reported the flow trail, Part 1 should be completed in September and the Town Hall completion date is scheduled for October.

Vote: Unanimous in favor.

The Chair reported that, in anticipation of a Determination of Completion ruling by the Board, the Planner has already published the required public hearing for August 6, 2020.

ADJOURN

Motion: Mr. Morin moved and Ms Roth seconded the motion to adjourn the meeting at 7:21 pm.

Vote: *Unanimous in favor.*

Respectfully submitted,



Tad Redway
Secretary Pro Temp to the Planning Board