



# TOWN OF DAYTON, MAINE PLANNING BOARD

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Meeting Agenda  
Tuesday, August 28, 2018, 6:30 P.M.  
Dayton Town Hall  
33 Clarks Mills Road

## CALL TO ORDER & DETERMINATION OF QUORUM

### MINUTES

August 14, 2018

### PUBLIC HEARINGS

None

## DEVELOPMENT REVIEW & WORKSHOPS

- I. **BUDA FAMILY SUBDIVISION** – C/O Marlene Buda, owner/applicant; Maine Boundary Consultants, Surveyor. Preliminary Subdivision Application seeking approval to divide a 129.9 acre parcel into 7 lots for 7 single family dwelling units with a 3.0 acre area of Open Space and a 50' wide private right-of-way approximately 2,800 feet long. The subdivision is located off of Buda Road and is within the Rural Forest District and the Saco River Overlay District. The property is identified as Tax Map 5, Lot 9. **Workshop Preliminary completeness and draft Preliminary Findings of Fact & Decisions for possible approval**

## OTHER BUSINESS

- Review Subdivision Applications, Submission Deadlines and Calendar

## ADJOURN

**Dayton Planning Board**  
**August 28, 2018**

**Members Present:** Dan Plourde, John Boissonnault, Darren Adams

**Town Employees Present:** Jim Roberts (CEO), Linda Bristol (Secretary)

**Public Present:** Nathan DeLuca

**Administrative:**

Meeting Minutes were read from August 14, 2018. John Boissonnault made a motion to accept the minutes and Darren Adams seconded the Motion. All voted in favor.

**Old Business:**

Dan Plourde informed the Board that the Buda family has decided not to continue with their application for a subdivision. They are going to go for a family subdivision which does not require them to come before the Planning Board.

**New Business:**

Nathan DeLuca came before the Board to discuss his application regarding the possible purchase of 35 acres in the Wilderness Drive Subdivision. He asked questions about what he would need to do if he purchased the land and wanted to sell a couple of lots.

Jim asked him how many lots he wanted to sell and he said one or two.

Jim told him that if he sells two, that would create a new subdivision. He told him that he can build his house and sell one lot and then would have to wait five years to sell another one.

Dan told him that he would need to get a permit to build his house and sell one.

Jim told him that all the conditions he would need to meet are in the information that was given to the Morses. A copy was made and hand delivered to Nathan. He will discuss it with his father and decide what he wants to do.

**Other Business:**

None discussed.

John Boissonnault made a motion to adjourn and Darren Adams seconded it. All were in favor. The meeting adjourned at 7:30 PM. The next meeting will be on September 25, 2018, at 6:30 PM at the Dayton Town Office.

Linda Bristol

Date: 9-25-18

Linda Bristol, Secretary

Dan Plourde

Date: 9-25-18

Dan Plourde, Chairman

COPIES TO: Jim Roberts, Code Enforcement Officer; Selectmen; and Tax Assessor

THESE MINUTES MAY NOT BE TRANSCRIBED VERBATIM. SECTIONS MAY BE PARAPHRASED FOR CLARITY.