



TOWN OF NORTH YARMOUTH
PLANNING BOARD
REQUEST FOR HEARING

NAME OF APPLICANT: Taylor Manning PHONE #: 207.650.7393
EMAIL: Taylor@mgmbuilders.com ALT. PHONE#: _____
FULL ADDRESS: 51 north St, Westbrook Me, 04092
PROPERTY ADDRESS: Bacon Farm Lot B
MAP: 14 LOT: 21 ZONE: VR

AGENT/REPRESENTATIVE (if other): _____ PHONE #: _____
EMAIL: _____
FULL ADDRESS: _____

The undersigned requests the North Yarmouth Planning Board consider the following application for:

- | | | | |
|-------------------------------------|---|--------------------------|-------------------|
| <input type="checkbox"/> | Pre-application Sketch Plan Review | <input type="checkbox"/> | Major Subdivision |
| <input type="checkbox"/> | Minor Subdivision | <input type="checkbox"/> | Site Plan Review |
| <input type="checkbox"/> | Contract Zoning | | |
| <input checked="" type="checkbox"/> | Other (Specify): <u>Minor Subdivision Amendment</u> | | |

NOTE TO APPLICANT:

1. This form and appropriate materials must be filed at the Code Enforcement Office no later than (fourteen) 14 days prior to the regular meeting of the Board (2nd Tuesday monthly). Applications shall be accompanied by all applications fee and materials required by the applicable ordinance(s), checklists and fee schedule.
2. All applications shall include all materials and copies as specified on the submittal requirements form.
3. All materials in color shall be copied in color.

Application Authorization

I hereby make application to the Town of North Yarmouth for the above-referenced property(ies) and the development as described. To the best of my knowledge, the information provided herein is accurate and is in accordance with the Zoning and Subdivision Ordinances of the Town, except where waivers are requested. The Town of North Yarmouth Planning Board and/or town employees are authorized to enter the property(ies) for purposes of reviewing this proposal and for inspecting improvements as a result of an approval of this proposal. I understand that I am responsible for appearing, or having someone appear on my behalf, at all meetings before the Planning Board.

Signature: _____ Date: 11/27/2021
Printed Name: Taylor Manning

Please identify yourself (check one): Agent*: Property Owner:



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<input type="checkbox"/>	Pre-application Sketch Plan Review	<input type="checkbox"/>	Major Subdivision
<input type="checkbox"/>	Minor Subdivision	<input type="checkbox"/>	Site Plan Review
<input type="checkbox"/>	Contract Zoning		
<input checked="" type="checkbox"/>	Other (Specify): <u>Minor Subdivision Amendment</u>		

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Signature: *Taylor Manning* Date: 11/27/2021
 Printed Name: Taylor Manning

Please identify yourself (check one): Agent*: Property Owner:



**TOWN OF NORTH YARMOUTH
PLANNING BOARD
MINOR SUBDIVISION APPLICATION**

(See Section 5 pages 37 through 59 of the North Yarmouth Land Use Ordinance)

NAME OF APPLICANT: Taylor Manning PHONE #: 207.650.7393
 EMAIL: Taylor@mgmbuilders.com ALT. PHONE#: N/A
 FULL ADDRESS: 51 north st, 3, Westbrook, Me, 04092
 PROPERTY ADDRESS: Bacon Farm Lot B
 MAP: 14 LOT: 24

AGENT/REPRESENTATIVE (if other): _____ PHONE #: _____
 EMAIL: _____
 FULL ADDRESS: _____

1. Names and Addresses of ALL property owners within 500' of any and all property boundaries (use a separate sheet). Please contact Code Office for Updated Abutters List)

2. Plan preparer information if other than property owner:
 Name: _____
 Address: _____
 Phone Number: _____ Professional Lic. # _____
 Email: _____

3. Zoning Classification of the Property

<input type="checkbox"/> Village Center	<input checked="" type="checkbox"/> Village Residential	<input type="checkbox"/> Farm and Forest
<input type="checkbox"/> Shoreland Residential	<input type="checkbox"/> Resource Protection	<input type="checkbox"/> Royal River Overlay
<input type="checkbox"/> Groundwater Protection Overlay		

4. Provide a General Description of the proposed use or activity, including but not limited to the type of use, square footage involved, hours of operation, types and amount of traffic to be generated (use separate sheet).

5. Historic Structures: Are there any historic structures or areas of historical importance on the property? YES NO

6. Complete List of all chemicals, pesticides, fuels, nutrients and other potentially toxic or hazardous materials to be used or stored on the premises, and the quantities of these materials (use a separate sheet).

7. List of Equipment to be used, parked or stored (use a separate sheet).

8. To the best of my knowledge, all the above-stated information, and all prepared submissions in this application are correct.

Taylor Manning _____ 11 / 27 / 2021
 Signature of Applicant/Owner Date

My name is Taylor Manning with MGM Builders. My family is planning on building on bacon farm lot 24-3 We are looking to move the hammerhead turn around 50' further down bacon farm Rd. The current location impacts the house lot negatively because it's the best spot for the driveway. By moving it 50' we are able to place the house on high side of the land and achieve proper drainage for the house lot.

Chief Payson, the road commissioner and code enforcement have reviewed and have no issues with the new proposed location. See comments below.

Chief Payson - "From looking at the Hammerhead. I do not have any issues with the move."

Road Commissioner - "Do we know where the driveway to lot 24-3 will be ? Will it be out of the hammerhead ? it shouldn't be if it is. Other than driveway location I see no problem."

Code Officer - "So the reason they are going back to the planning Board for the hammerhead adjustment is because they wanted the drive off the hammerhead and I informed them they couldn't have it they so they are going the extent to go back to Planning Board to move the hammerhead slightly and adjust the property line to allow them to place the driveway where they want it."

The updated plans with the proposal are included, thank you for your consideration of this matter.

Thanks,
Taylor