

TOWN OF WELD
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Planning Board Agenda
June 24, 2026

- Call Meeting to Order
- Conflict of Interest
- Reading of Minutes
- New Business
- Old Business
- Committee Reports
- Adjournment

1 – Kevin Leary & Scott Townsend – Map 11 Lot 4A - Center Hill Rd. – Proposed 24' x 40' building with attached 8' x 40' porch. At the time of preparing this agenda I had no drawings of the structure. I have reached out to the owner to request the information and he indicated he would email me the drawing before noon today (June 18, 2026).

2 – Joshua Dorr #3- Joshua Dorr – 125 / 131 Snowman Brook – Map 32 Lot 23 – Requesting to park a camper at 125 or 131 Snowman Brook. Currently has site prep and power that was applied for July 28, 2025. The application was reviewed and then tabled until the June PB meeting, because the following information was missing and or the PB had questions to clarify from the application itself. 1- Will the trailer be posted seasonal and removed after 120 days? Or will the trailer stay on site for longer than 6 months. 2- Does the trailer have a current registration? If so, what town and state and date of registration. 3- What is the waste-water plan? 4- Will this be a residence? 5- This is a shore-line zone lot. How far off the high-water mark is the trailer to be placed?

3 – Anne Oswald – Map 29 Lot 19 – 74 East Brook Lane – Proposed project to install stairs near and along pictured outbuilding. The stairs would help access the water and dock. Design and pictures attached. (I have included with this LUP guidelines as per state ordinances to consider).

4 – David & Julie Jervis – Map 12 Lot 21-2 & 3 – 22 Brown Neighborhood – Proposed 22' x 36' garage with storage – 792 Square Feet on 2.58 acres with 2nd lot 1.61 acres.

5 – Steven Kutscher – Map 21 Lot 3 – 11 Winter Lane – Proposed Fence to be placed between Map 21 Lot 3 and abutting Map 21 Lot 2. (I have included with this LUP guidelines as per state ordinances to consider).

6 – McCoy & Sharon Whitfield – Map 7 Lot 8 – 227 Phillips Rd. – Proposed 12' x 14' Gazebo to be built on a 16' x 20' platform.

7 – Brian Chipman – Map 22 Lot 3 – 29 Temple Rd. – Proposed 24’ x 32’ - seasonal structure. The waste water system as per the owner has been inspected by the LPI David Errington. See his notes on the drawings.

8 - #1 – Pine Lodges, LLC at Kawanhee – 14 Pine Lane – Map 20 Lot 14A – Proposed construction of a two bedroom 26’ x 38’ cabin on 3.03 acres. The application was reviewed and then tabled until the June PB meeting, for the following information was missing from the application. 1- Setbacks measurements from the structure to the property lines. 2- Distances from the structure to the leach/septic field 3- How many bathrooms will the cabin have. 4- Will this cabin be seasonal or to be made available for year-round occupancy. 5- The drawing did not indicate where the driveway access to the cabin is and from adjacent lot or road. 6- Drawing of structure, with porch that is mentioned, which side is “front” 7- How far off the high-water mark is the proposed structure.

9 – Dummer’s Beach CG – Map 24 Lot 7 – Site FS – 2 – Proposed prebuilt a 12’ x 20’ deck and porch to be moved on site. See photo and notes attached.

10 – Banton’s – Map 25 Lot 45 – 42 Mill St. – No LUP as yet they would like to visit with the PB to confirm a project to build an apartment above the existing garage and possibly expanding the home on the same lot.

Respectfully Submitted,

Mike Stephenson – CEO
Town of Weld