

TOWN OF CALAIS
DEVELOPMENT REVIEW BOARD

**Re: Application 2016-36
The Aldrich Memorial Association
Robinson Sawmill
Robinson Cemetery Road
Application 2016-36**

A hearing before the DRB was held on November 17, 2016 at the Town Clerk's Office with the following DRB members and alternates present: Margaret Bowen, Ruth Porter, Denise Wheeler and Jan Ohlsson. Also present was John McCullough Zoning Administrator and Dot Naylor Asst. Zoning Administrator, Rob Richert, Jeffrey Olesky and Kurt Janson.

Introduction:

An application was submitted to the Zoning Administrator on October 17, 2016 for a project involving dredging of the pond above the sawmill on Robinson Road, dredging of pond on the Janson/Murray property at 727 Kent Hill Road and repair and reinforcement of the sawmill dam and structure.

The project would take place around the fall of 2017 when the water level is lower. At the present time there has been created a fund raising event to raise money to cover the costs of the project.

The record for evidence was closed after the following deliberative meeting on November 17, 2016.

Findings of Fact:

Rob Richert, a Director of the Aldrich Memorial Association reported that a meeting was held on November 11, 2016 with members of the Town of Calais Design Advisory Board as the project is located in the Kents Corner Historic District. Also at said meeting was Jeffrey Olesky, P.E. of Wilson Consulting Engineers (project engineer), John McCullough Zoning Administrator and DAB members Parrish and Lane.

A letter of approval for the project was submitted by the Design Advisory Board to the DRB dated November 13, 2016, describing the project as submitted to their board, a copy filed with this decision.

The applicant's engineer Jeffrey Olesky, P.E. presented the project in detail to the DRB members from the initial start of the project to the completion. He also reported that the project had secured the required permits from the state agencies and Army Corps of Engineers.

There was a request that the Aldrich Memorial Association be allowed to dredge the ponds in the future when needed for proper maintenance of the sawmill and penstock, without being required to come back before the DAB and DRB each time.

Conclusions:

Said project is within the Flood Hazard Area Overlay District (FHO) described on Table 2.7 of the Town of Calais Land Use and Development Regulations as a Conditional Use for dredging, filling, grading, drilling, equipment or materials to change improved real estate under Sections 5.3 and 5.4.

This project meets all of the Required Standards and Discretionary Standards as described under **5.3 Conditional Use Review** and will not have any undue adverse impact as described in said regulations.

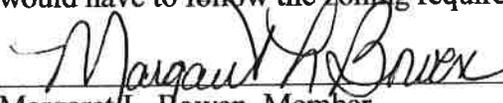
The project also meets all the requirements within **Section 5.4 Flood Hazard Area Review** with the hiring Jeffrey Olesky an engineer with Wilson Consulting Engineers to prepare and obtain all required permits and certifications to meet the State of Vermont agencies and the Calais Land Use and Development Regulations.

The Robinson Sawmill is a significant part of the history of Calais and needs to be a continued part of our town for the future.

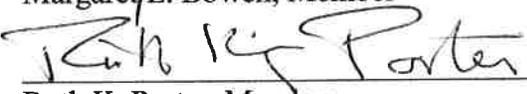
Order:

Approval for a Conditional Use Permit in Flood Hazard Overlay District is **hereby granted** for the project as present to the Calais Development Review Board with the following conditions:

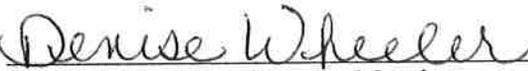
1. All construction work will be done as described in detail and under the direct supervision of Jeffrey Olesky or a licensed engineer from the Wilson Consulting Engineers, PLC. All required erosion control measures will be in place prior and during construction and upon completion all disrupted ground will be graded, seeded and mulched.
2. The Development Review Board will give the Aldrich Memorial Association continuing permission to maintain the two ponds described in the project with required dredging in the future upon giving written notice to the Town of Calais as when such work will be done. This permission would not require submitting another DAB and DRB review process for dredging. However if there was additional work beyond the dredging the Aldrich Memorial Association would have to follow the zoning requirements.


Margaret L. Bowen, Member

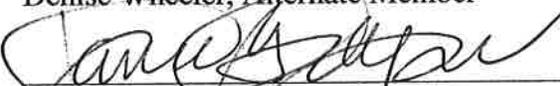
11/27/16
Date


Ruth K. Porter, Member

11/29/2016
Date


Denise Wheeler, Alternate Member

11/28/16
Date


Janice Ohlsson, Alternate Member

27 November 2016
Date

Note: Failure to develop your property in accordance with your application and any conditions of this permit may result in an enforcement action and may affect your ability to sell or transfer clear title to your property.

Notice of Right to Appeal:

In accordance with 24 VSA sections 4471 and 4772, the decision may be appealed within 30 days of the date to the Vermont Environmental Court. Notice of appeal shall be filed by certified mailing, with fees, to the Vermont Environmental Court and by mailing a copy to the Calais Zoning Administrator and to every interested person who appeared at the DRB hearings. Failure of any interested person to appeal within the specified 30 day period shall result in the interested person being bound by this decision. Thereafter, the interested person shall not contest, either directly or indirectly, the decision of the DRB in any subsequent proceeding, including any enforcement action brought under the provisions of 24 VSA Chapter 117. See also Town of Calais Land Use and Development Regulations, Section 1.7, Appeals.