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2013 Amendments to the Lamoine Site Plan Review Ordinance

Guide – ~~Strikethrough~~ means the words are deleted
Bold, Italicized, Underlined are words to be added

Each amendment is identified by section and subsection:

- Section G (Applicability), subsection 6

Proposals to pave, strip, grade or remove earth materials from vegetated areas of more than ten thousand (10,000) square feet within a five (5) year period
However, proposals requiring a Lamoine Gravel Permit shall not be subject to the Ordinance.

- Section J (General Review Standards), subsection 6. (Buffering & Screening)
a.(Buffer Zones) paragraph 3

Along any property line adjacent to an existing residential use where the board determines it desirable and necessary, of all exposed storage and service areas, ~~sand and gravel extraction operations~~, utility buildings and structures, automobile salvage and junk yards, parking areas, garbage collection areas, and loading and unloading areas, to minimize their visual impact on adjoining traveled ways and residential properties. Such buffer zones shall be a minimum of fifty feet (50') in width.

- Section K (Special Review Standards), subsection 3 (Mineral Exploration and Extraction) subsection b.

~~The following requirements shall apply to topsoil, sand and gravel extraction in all districts where permitted:~~

- ~~1) Topsoil shall be considered part of developments, and shall not be removed from the site except for surplus topsoil from roads, parking areas, and building excavations;~~
- ~~2) Extraction shall not be allowed within five feet (5') above the average seasonal high water table. No ditches, trenches, pumping or other methods shall be used to lower the water table to allow more gravel extraction than could occur under normal conditions;~~
- ~~3) Access roads in and around the pit shall not be oiled, salted, or paved;~~

- ~~4) The pit shall not be used for storage or dumping of any substances that could produce a harmful leachate, both during operation of the pit and following its permanent closure;~~
- ~~5) Storage of hazardous materials and petroleum products in the pit is prohibited.~~

*/s/ Attest: A True Copy
Stuart Marckoon, Deputy Town Clerk*