

The University of Maine

DigitalCommons@UMaine

Maine Town Documents

Maine Government Documents

2018

Town of Stockton Springs Annual Report 2018

Stockton Springs, Me.

Follow this and additional works at: <https://digitalcommons.library.umaine.edu/towndocs>

This Town Report is brought to you for free and open access by DigitalCommons@UMaine. It has been accepted for inclusion in Maine Town Documents by an authorized administrator of DigitalCommons@UMaine. For more information, please contact um.library.technical.services@maine.edu.



**ANNUAL REPORT
JULY 1, 2017 - JUNE 30, 2018**

**CONTAINS:
JULY 1, 2016 - JUNE 30, 2017 AUDIT REPORT
JUNE 2018 ANNUAL TOWN MEETING WARRANT
FISCAL YEAR 2019 BUDGET**

TABLE OF CONTENTS

Town Telephones	2
Town Officials and Employees	3
Letter from U.S. Senate	4
Letter from U.S. House of Representatives	5
Letter from Governor	7
Waldo County Probate Court	8
Waldo County Sheriff's Office	9
Reports	
Select Board	13
Town Manager	14
Ambulance	15
Animal Control	16
Assessor	17
Code Enforcement/ LPI	18
Registration & Licenses Issued	19
Emergency Management	20
Fire Department	21
Public Works	22
Police Department	23
Recreation	24
Harbormaster	25
Harbor Committee	26
Shellfish Committee	27
Planning Board	28
Board of Assessment Review	29
Recycling Committee	30
Parks Committee	31
Cemetery Committee	32
Stockton Springs Community Library	33
Historical Society	34
List of Unpaid Taxes	35
Independent Auditor's Report	46
Financial Summary	54
2018 Annual Town Meeting Warrant	55
Reserve Balances and Projected Use	65
Land Use Ordinance	66
Site Plan Review Ordinance	99
Subdivision Ordinance	116
Coastal Waters and Harbor Ordinance	119
Shellfish Conservation Ordinance	123
Application, License, and Permit Fees Ordinance	128

TOWN TELEPHONES

<i>Select Board</i>	567-3404	<i>Town Garage</i>	567-3408
<i>Town Manager</i>	567-3404	<i>Town Fax</i>	567-3710
<i>Town Clerk, Reg. of Voters</i>	567-3404	<i>Library</i>	567-4147
<i>CEO/LPI</i>	567-3404	<i>Health Center</i>	567-4000
<i>Assessor</i>	567-3550	<i>Stockton Springs Post Office</i>	567-3583
<i>Ambulance Director</i>	567-4322	<i>Pinkerton & Sons Disposal</i>	338-8330
<i>Emergency Mgmt Director</i>	567-4322	<i>Auditor</i>	884-6408
<i>Health Officer</i>	567-3404	*****	
<i>Animal Control Officer</i>	323-5588	EMERGENCY	911
<i>Fire Chief</i>	567-3404	<i>Waldo County Sheriff</i>	338-2040
<i>Harbor Master</i>	323-1132	*****	

- *Town Office Hours: Monday, Wednesday, Thursday 9am-5pm
Tuesday 9am-6:30pm*
- *Code Enforcement Officer is available on Wednesday from 9 to 4.*
- *Select Board meets the first and third Thursday of each month at 9am and the first Thursday of each month at 6pm.*
- *Planning Board meets at 7pm on the first Wednesday of each month as needed.*
- *The Stockton Springs Library is open on Monday from 3-5pm, Tuesday from 4-7pm, Wednesday from 3-5pm, Thursday from 9am-12pm and 6:30pm-8:30 pm, and Saturday from 9am-3pm.*

FOR BURNING PERMITS:

Go to: ***burningpermit.com***

or call:

<i>Vern Thompson</i>	944-2060
<i>Ed Perry</i>	567-3821
<i>Dwayne Smith</i>	567-3106
<i>Tom Moore</i>	567-4330

TOWN OFFICIALS AND EMPLOYEES

SELECT BOARD

Betsy Bradley – Peter Curley – Thomas Fraser

FIRE CHIEF

Vern Thompson

RSU #20 DIRECTORS

William Cosmano – Denise Dakin

TOWN MANAGER

Courtney L. O'Donnell

CLERKS

Angela Porter & Christina Hassapelis

ASSESSOR

Amber Poulin

AUDITOR

Maine Municipal Audit Services

CODE ENFORCEMENT OFFICER, PLUMBING INSPECTOR

911 ADDRESSING AGENT

John Larson

ASSISTANT FIRE CHIEF

Darrin Moody

POLICE OFFICERS

Darrin Moody

Christopher Hast

Mac Sullivan

Merl Reed

Mike Larrivee

HEALTH OFFICER

Christina Hassapelis

SHELLFISH WARDEN

Darrin Moody

AMBULANCE DIRECTOR

EMERGENCY MANAGEMENT DIRECTOR

Charles Hare

PUBLIC WORKS

George Russell, Foreman

Bruce Gray

Horace Seekins, Jr.

Vern Thompson

Jason Burke

HARBOR MASTER

David Estes

ANIMAL CONTROL OFFICER

Bruce Gray

RECORDING SECRETARY

Mac Smith

ANGUS S. KING, JR.
MAINE

133 HART SENATE OFFICE BUILDING
(202) 224-5344
Website: <http://www.King.Senate.gov>

United States Senate

WASHINGTON, DC 20510

COMMITTEES:
ARMED SERVICES
BUDGET
ENERGY AND
NATURAL RESOURCES
INTELLIGENCE
RULES AND ADMINISTRATION

January 3, 2018

Dear Friends,

Representing Maine in the United States Senate is an honor.

I continue my work on the Senate Armed Services Committee, each year authorizing the funding required to build our military capabilities and ensuring that our service members are trained and equipped to defend our nation. I was pleased to be part of a bipartisan effort to enact a new law to simplify the appeals review process to reduce the backlog our veterans are facing, as well as a new law that provides critical funding to the VA Choice Program, allowing veterans in rural Maine to access services closer to home.

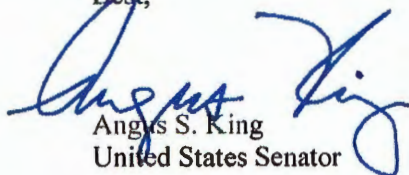
While my committee work is important, working to combat the opioid epidemic is one of my top priorities. Although Congress has made some important strides, much remains to be done to provide additional funding for prevention, treatment and enforcement. I am working with colleagues on both sides of the aisle to pressure the Drug Enforcement Administration to reduce the amount of opioids produced and to thwart the flow of fentanyl and other deadly drugs into our country.

I am very optimistic about the integrated, multiagency effort I led with Senator Collins to foster innovation and commercialization in Maine's forest economy. Through the Economic Development Assessment Team (EDAT) we are already experiencing increased federal investments that will strengthen our existing forest products industry and help support job creation in rural communities. Initiatives like Cross Laminated Timber, Combined Heat and Power, nanocellulose, 3D printing with biobased materials and other biobased products will mean that Maine's wood-basket will continue to be a major jobs and economic contributor for our future.

Finally, the coming year will continue the work of the Senate Select Committee on Intelligence in the ongoing investigation of Russian interference in the 2016 election. Our Committee has held seven public hearings and numerous classified sessions, reviewed tens of thousands of pages of documents and conducted hundreds of interviews. I remain focused on the security of our elections and committed to developing strategies to prevent interference by foreign governments in our democracy.

May 2018 be a good year for you, your family, your community and our great State.

Best,



Angus S. King
United States Senator

AUGUSTA
4 Gabriel Drive, Suite F1
Augusta, ME 04330
(207) 622-8292

BANGOR
202 Harlow Street, Suite 20350
Bangor, ME 04401
(207) 945-8000

PRESQUE ISLE
169 Academy Street, Suite A
Presque Isle, ME 04769
(207) 764-5124

SCARBOROUGH
383 US Route 1, Suite 1C
Scarborough, ME 04074
(207) 883-1588

COMMITTEE ON
FINANCIAL SERVICES

COMMITTEE ON
VETERANS' AFFAIRS

Congress of the United States
House of Representatives
Washington, DC 20515-1902

Town of Stockton Springs
217 Main St.
Stockton Springs, ME 04981

Fellow Mainers,

It is a true honor to serve on behalf of the honest and hardworking men and women of our Great State. As your Representative, I am proud that, by working with everyone – Republicans, Democrats, and Independents – we were able to achieve some major victories for Maine in 2017.

Creating and protecting jobs has been and remains one of my top priorities in Congress, and this year we had some big successes. Continuing our work from last Congress, I joined forces with Senators Collins and King to fight to ensure the Department of Defense uses American tax dollars to purchase American made products, like the shoes made by the nearly 900 hardworking Mainers at New Balance. Too often in the past, our foreign competitors made these shoes for our troops, but we won the fight this year and now those shoes can be made in the Pine Tree State. This is a huge victory for the 900 hardworking Mainers at New Balance in Skowhegan, Norway, and Norridgewock.

In addition, the House of Representatives voted 418 – 1 to pass my bill to help business development and job creation in Old Town, and the House Natural Resources Committee voted unanimously in favor of my bill to help worm and clam harvesters settle boundary disputes with Acadia National Park. These are two more big wins for job creation in Maine, and I will not let up one inch until they become law.

Thankfully, this year we stopped the Trans-Pacific Partnership (TPP) in its tracks and fought against other unfair trade deals. I testified before the International Trade Commission (ITC) on behalf of Colombia Forest Products in Aroostook County when illegal Chinese products were hurting their business and threatening its 161 workers. I was thrilled the ITC ruled in favor of Mainers and against illegal Chinese manufacturers. Mainers are the hardest working people in the world and we can compete and win against anyone, but the rules must be fair.

As a new member of the House Veterans Affairs Committee, I created a Veterans Advisory Panel comprised of Maine Veterans from all corners of our Great State. This panel gives Maine Veterans a direct seat at the table and a voice in Washington, D.C. Together, we worked to address malpractice at Togus, resolved numerous late payments from the Department of Veterans Affairs (VA) to several rural Maine hospitals, and settled dozens of Maine Veteran's disability claims at the VA.

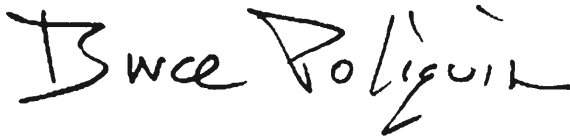
Unacceptably, this past year multiple members of Congress committed sexual harassment in the workplace. This is reprehensible behavior and should not be tolerated anywhere. As the lead Republican, I joined Democrats and Republicans to pass a resolution that significantly changes outdated sexual harassment procedures in the House of Representatives. Employees should always feel safe and comfortable in their own workplace, and it is past time Congress resolves this issue.

Lastly, I am extremely proud of the services that our Congressional office has been able to provide to help hundreds of Mainers in the past two years. Whether it is a helping a Veteran navigate the bureaucracy at the

VA, assisting an elderly Mainer with Medicare issues, or advising a Mainer with a case at the IRS, my office is always available to help. I encourage anyone who is experiencing problems with a government agency, including our Veterans when dealing with the VA, to contact one of my Congressional offices in Maine—Bangor (942-0583), Lewiston (784-0768), Caribou (492-1600)—or visit my website at Poliquin.House.Gov.

We have made great progress, but our work is far from over. The Great State of Maine and our Nation face many critical challenges. Please know that I am working hard, every day, to serve you and that I will continue to work here at home and in Washington D.C. for our families, Veterans, elderly Mainers, local small businesses and communities. It is an honor to represent you and our fellow Mainers in Congress.

Best wishes,

A handwritten signature in black ink that reads "Bruce Poliquin". The signature is written in a cursive, slightly slanted style.

Bruce Poliquin
Maine's 2nd District Congressman



Paul R. LePage
GOVERNOR

STATE OF MAINE
OFFICE OF THE GOVERNOR
1 STATE HOUSE STATION
AUGUSTA, MAINE
04333-0001

Dear Citizen of Stockton Springs:

For the past seven years as your Governor, my priority has been to make Maine—our people—prosper. Helping you keep more money in your wallet by reducing taxes has been part of that mission.

Too many Maine families are facing skyrocketing property taxes that strain household budgets. Our elderly on fixed incomes are particularly vulnerable to these increases. School budgets are often blamed for annual increases in property taxes. But there's another reason. A tremendous amount of land and property value has been taken off the tax rolls, leaving homeowners to pick up the tab.

As of 2016, towns and cities owned land and buildings valued at nearly \$5.5 billion statewide. Large and wealthy non-profits, such as hospitals and colleges, often escape paying property taxes on their vast real estate holdings—totaling more than \$5.1 billion statewide.

In Maine, nearly 2.5 million acres of land have been set aside for conservation by the federal and state governments and non-profit organizations, including land trusts. Municipalities are losing out on property taxes on an estimated \$2 billion in land that has been either removed from the tax rolls or prohibited from development—shifting the cost of municipal services to local homeowners through higher property taxes.


It's time to recognize the results of taking property off the tax rolls and identify solutions to reduce the burden on our homeowners. My administration's proposals have been met with staunch resistance.

In 1993, about 35,800 acres of land were documented as land-trust owned. That number has increased by an astonishing 1,270 percent. Land trusts now control over 490,000 acres with an estimated value of \$403 million. We must restore the balance. We will be working this session to ensure all land owners are contributing to the local tax base. It's time for them to pay their fair share.

I encourage you to ask your local officials how much land in your municipality has been taken off the tax rolls, as well as how much in tax revenue that land would have been contributing today to offset your property taxes.

If ever I can be of assistance to you or if you have any questions or suggestions, I encourage you to contact my office by calling 287-3531 or by visiting our website at www.maine.gov/governor.

Sincerely,


Paul R. LePage
Governor



PRINTED ON RECYCLED PAPER

SUSAN W. LONGLEY, Judge
SHARON W. PEAVEY, Register
JUDITH M. NEALLEY, Deputy



P.O. BOX 323 - 39A SPRING STREET
BELFAST, MAINE 04915-0323
TELEPHONE (207) 338-2780
or (207) 338-2963
FAX (207) 338-2360

STATE OF MAINE
PROBATE COURT—WALDO COUNTY
BELFAST

**WALDO COUNTY PROBATE COURT
ANNUAL REPORT**

To the Citizens of Waldo County:

Thank you for your interest in Waldo County Probate Court.

In Waldo County Probate Court, we address family matters such as guardianships (for both minors and adults), adoptions, name changes and wills and trusts. In many of these matters, we have the opportunity to work with unsung heroes offering amazing help to loved ones.

For families who cannot agree, we try to help first by offering them a reduced-price mediation opportunity. Most opt to try mediation. And most who opt to try actually do resolve differences.

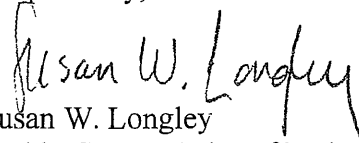
For those who cannot resolve differences in mediation, we next offer a pre-trial conference to prepare the parties for the hearing. For the many who appear in court without a lawyer, at this pre-trial conference, we explain their need to organize arguments, witnesses and exhibits. In so doing, we hope to help all parties be able to appear at their hearing ready and able to present their case effectively and efficiently.

Beyond mediation and litigation, we offer educational opportunities in the form of "probate basics" workshops. On this note, please be reminded that, every fall, you are invited to a free probate basics workshop. At these, you can receive free Maine legal forms and explanations for organizing your very important advance directive for health care and financial power of attorney. If you are interested in attending one of these free probate basics workshops, starting in September, watch in local papers and adult education booklets for the dates, times and places.

Lastly, a note regarding passports: Please know that you can save yourself any extra time to travel to Bangor or Augusta and simply apply for your passport in the Office of the Register of Probate.

Concerning our location, Waldo County Probate Court and the Office of the Register of Probate is located at 39A Spring Street in Belfast (on the floor below District Court). Office hours are Monday through Friday from 8:00 a.m. to 4:00 p.m.

Respectfully,


Susan W. Longley
Waldo County Judge of Probate

WALDO COUNTY SHERIFF'S OFFICE

*6 Public Safety Way
Belfast, ME 04915*

SHERIFF

Jeffrey C. Trafton

Administrative Offices

207-338-6786

Fax

207-338-6784

CHIEF DEPUTY

Jason Trundy

January 9, 2018

Citizens of Waldo County,

The Members of the Waldo County Sheriff's Office are proud to serve the citizens of our great County. We want to thank the members of the public for their continued support. We are a full service Sheriff's Office providing Law Enforcement, Corrections and Civil Paperwork Service to folks who live, work and visit Waldo County.

Some highlights of 2017 included our new Domestic Violence Detective program, our first full-time female Deputy graduated from the Maine Criminal Justice Academy and the County Garden produced more than 100,000 pounds of vegetables that were distributed to folks in need throughout Waldo County.

Our patrol division handled 8,733 calls for service in 2017. These calls included all types of incidents from murders, domestic violence, robberies, burglaries, thefts, child abuse, sexual abuse, drug overdoses, and much more. The drug abuse epidemic continues to ravage our citizens and cause much of the crime in our county. The patrol division also conducted 1,895 traffic stops throughout the county in an effort to increase traffic safety on our roads and highways.

Our Corrections Division continues to excel in the operation of the Maine Coastal Regional Re-entry Center serving 57 residents in 2017. These are men who were nearing the end of their term of incarceration. Our many programs assist them with their integration back into society as productive and contributing citizens. During their stay at the re-entry center, residents provided 7,690 hours of community service throughout Waldo County. This translated to \$69,210 dollars in free labor to citizens and non-profit agencies. Residents also provided more than 100,000 pounds of fresh vegetables to local food pantries and those in need from the County's Garden Project overseen by Waldo County

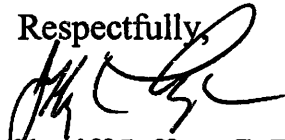
Commissioner William Shorey. The residents also paid \$14,476 dollars in room and board to the County and they paid \$22,146 dollars in restitution to their victims during 2017.

The 72 hour holding and booking facility processed 941 persons who were arrested in Waldo County by all the law enforcement agencies serving our County. If a person who has been arrested cannot make bail within 72 hours, he or she has to be transported to the Two Bridges Regional Jail in Wiscasset by our Transport Division. Our average daily population of Waldo County prisoners held at Two Bridges was 34 men and women. This along with bringing prisoners to court and medical appointments, generated 394 transports traveling more than 72,000 miles in 2017.

Our Civil Service Division served 1,746 sets of legal paperwork all over the County in 2017.

It has been an honor for all of us to serve all of you in 2017. We look forward to a safe and productive 2018.

Respectfully,

A handwritten signature in black ink, appearing to read 'J. Trafton', written over the word 'Respectfully,'.

Sheriff Jeffrey C. Trafton

Waldo County Sheriffs Office

Total Number of Stockton Springs Complaints for 2017 Received, by Nature of Call

Nature of Call	Total Calls Received	% of Total
911 Disconnect	14	4.73
911 Misdialed	5	1.69
Abandoned Vehicle	2	0.68
Agency Assistance	10	3.38
Alarm	22	7.43
ALS/Paramedic Assist	1	0.34
Animal Problem - Law Assigned	1	0.34
Assault	2	0.68
off road motorized vehicle	1	0.34
Insufficient Funds Check	1	0.34
Be On Lookout	1	0.34
Burglary	3	1.01
Business Check	14	4.73
Accident Car Deer	11	3.72
Child Abuse or Neglect	2	0.68
Child Custody	2	0.68
Civil Complaint	11	3.72
Criminal Mischief	4	1.35
Criminal Trespass	3	1.01
Detail Radar	6	2.03
Detail Traffic	1	0.34
Disturbance	15	5.07
Domestic Disturbance	9	3.04
Escort	1	0.34
Fire Alarm	1	0.34
Fireworks	1	0.34
Fraud	2	0.68
Harassment	7	2.36
Information Report	15	5.07
Intoxicated Person	1	0.34
Late Report of PD 10-55	1	0.34
Litter, Pollutn, Public Health	1	0.34
Lost Property	2	0.68
Medical Emergency EMD	6	2.03
Mental Medical	4	1.35
Message Delivery	2	0.68
Missing Person	2	0.68
Motorist Assist	3	1.01
Motor Vehicle Complaint	15	5.07
Paperwork Service	3	1.01
Parking Problem	1	0.34
Traffic Accident with Damage	4	1.35
Traffic Accident with Injuries	3	1.01
Public Assist	6	2.03

rpctccr.xls

01/05/18

Total CAD Calls Received, by Nature of Call

Page 2 of 2

Nature of Call	Total Calls Received	% of Total
Reported Death	1	0.34
IRS Scam and similar	1	0.34
Search Warrant	1	0.34
Service PO	7	2.36
Sex Offense	1	0.34
Speed Complaint	2	0.68
Suspicious Person, Circumstnce	8	2.70
Theft	10	3.38
Threatening	7	2.36
Traffic Hazard	1	0.34
Traffic Violation	1	0.34
Vehicle Off the Road	5	1.69
Vehicle Fire	1	0.34
VIN Verification	1	0.34
Violation Conditional Release	2	0.68
Violation Protection Order	1	0.34
Wanted Person	6	2.03
Weapon Offense	1	0.34
Welfare Check	15	5.07
Wildfire	1	0.34
Wildlife Problem or Complaint	1	0.34

Total reported: 296

Report Includes:

All dates between '00:00:00 01/01/17' and '00:00:00 01/01/18', All nature of incidents, All cities matching 'SS', All types, All priorities, All agencies matching ' WSO'

npdctcr.xl 01/05/18

Total Number of Traffic Stops for 2017: **61**

ANNUAL REPORT FROM THE STOCKTON SPRINGS SELECT BOARD

It's Town Meeting time again! Courtney O'Donnell has completed her first year as town manager. She has done a fantastic job. In addition to the monthly newsletter, she has brought the town forward into the social media realm. We now have a Facebook page that makes easy access for town news and events. To access our Facebook page, search for "Town of Stockton Springs." Courtney has also updated many of our town's policies to make them more relevant to today's changing times.

We are in the process of updating town ordinances. These proposed changes to be voted on this year are amendments to Coastal Waters and Harbor, Application, License and Permit Fees, Shellfish Conservation, Site Plan Review, Land Use and Subdivision Ordinances.

There are a lot of town improvements happening this year. With the assistance of the Harbor Committee, the following have been completed: yearly float maintenance, the building and installation of a new dock, as well as the addition of a new storage building for harbor equipment next to the harbormaster building. The solar project at the town garage is complete and we expect savings on electric consumptions for all of our town's buildings. Hopefully by the town meeting, the town parking lot will be completed. This will enhance parking opportunities for the downtown area.

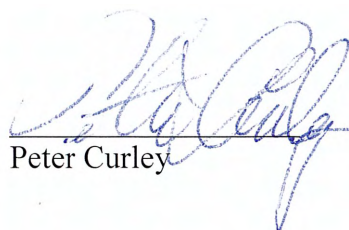
The Wastewater Feasibility Study was completed. Approximate upfront costs came in excess of four million dollars with an estimated yearly operating cost of \$113,000. The Select Board does not recommend moving forward with this due to the high cost and the limited area it would service. This has been placed on the 2018 June ballot.

The Shellfish Committee has seeded a small sample area and have plans for another this Spring. If these are successful, the committee will look at acquiring the seed necessary for a larger, more extensive project.


This year's selection for the Spirit of America Volunteer Award is Bob Brooks. Bob was selected because of ongoing and extensive work with the Parks Committee maintaining and improving our parks, in particular the Sandy Point Trails. The Select Board congratulates and thanks Bob for his continued efforts in our town.

As always, we are grateful for the service of all our town employees who continue to work hard in all our town departments. We extend a special thanks to our public works department and our first responders who work so hard under difficult situations. We also wish to thank all of our volunteers for their tireless efforts on the various town committees this past year.

Thank you all,



Peter Curley



Tom Fraser



Betsy Bradley

TOWN MANAGER'S ANNUAL REPORT

Dear Stockton Springs' Residents:

It's amazing how quickly time flies. Chrissy recently pulled out some annual reports that are 100+ years old. They are really very cool and are a special part of Stockton's history. You may have noticed this year's cover; it is an old map of Stockton Springs circa 1859. It is amazing to see how much Stockton has changed over the years. One day others will undoubtedly be pulling out this year's annual report thinking something similar.

Budget season has gone smoothly despite challenges. While some expenses decreased, such as Sanitation/Recycling, others have increased. Aging vehicles have led to the necessary replacement of several Town vehicles, including one of our plow trucks. Rather than pay interest to borrow, our plan is to purchase a replacement outright that includes some trade in value, funds from the Capital Reserve account and those raised within the budget. Other changes include an increased recreation budget due to interest in bringing back some previous activities/events. We hope to team up with citizens to help support activities like Harbor Days. Keep an eye out for announcements!

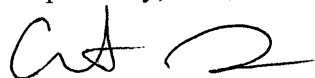
With that said the proposed budget FY19 is over by \$7,581.05 from last year (FY18). Given the budget as a whole, I am relatively pleased that we were able to keep this to a minimal increase despite the challenges. Also, don't forget that we are no longer supplementing our budget with the Unassigned Fund Balance, commonly referred to as the General Fund. It's also important to keep in mind that property taxes consist of Municipal, County, and School budgets. County taxes saw an increase of \$8,713.91 and R.S.U. 20's budget, which at the time of this writing has not been finalized and must still be voted on, is expected to decrease some due to increased funding from the State. Less than a quarter of your property taxes go to the Municipal side for services such as plowing, clerk services, fire services, trash removal, and more.

Other notable happenings of the past year include discussion over the Wastewater Treatment Facility Feasibility Study, retail recreational marijuana, a new gravel parking lot, updating of the Town website, new solar panels, ordinance review, and the creation of a Town Facebook page (facebook.com/stocktonspringsmaine).

I would like to publicly recognize and thank Town Staff. Their work is varied and often challenging without much thanks, and yet they remain dedicated and hard working. In fact, many of our staff have worked for the Town for over 15 years and the amount of institutional knowledge is amazing (and very helpful)! Additionally, big thank you to all volunteers, whether you serve on a board/committee or informally assist when you can. Your time and service is most certainly appreciated and needed! Thank you!

As always, please feel free to contact me directly should you have any questions/concerns. I hope to see you at Town Meeting on June 16 at the Town Office!

Respectfully,



Courtney O'Donnell

STOCKTON SPRINGS AMBULANCE

YEARLY REPORT

To the Citizens of Stockton Springs,

Last year the ambulance service had a total of 251 calls. Out of this number Stockton had 134 transports, And Prospect had 47. No transports for the year are as follows, 43 for Stockton, and 17 for Prospect. We also had 5 stand by with the Fire Departments, and 5 transports from Waldo County General Hospital. This brings our total 26 calls higher than 2016. Our biggest increase was in the no transport category.

For those of you that have not seen it yet, we have a new ambulance. It is 2017 Braun Ambulance on a Ford F-450 4X4 Chassis. The new rig is rated one of the safest patient compartments in the industry. This ambulance will serve us for at least 20 years.

We have had our share of snow and ice this winter, and the 4 wheel drive kept us on the move. Which brings me to urge everyone to have your driveways plowed and sanded. And don't forget wide enough for the ambulance to respond. We have had several instances in both Stockton and Prospect where we had a hard time getting to the residence. If we can't get to you, we can't help you. We are here to help you in your time of need.

If anyone is interested in joining the Ambulance Service, please feel free to contact me at 567-4322 so we can discuss what is involved. We are always looking for more personnel who are interested in serving their community.

As usual I would like to thank the Stockton Springs and Prospect Fire Departments for helping out whenever we have called on them. Please recognize these folks for their efforts.

Our 4th annual Run For Your Life road race is scheduled for September. I will keep you informed of the time and date. The race keeps getting bigger and better every year. This also serves as our fund raiser for the ambulance service. Anyone wishing to help out with the race contact me at the above number.

Respectfully Submitted,

Charles (Chas) Hare

Stockton Springs Ambulance Director.

ANIMAL CONTROL

- Dog licenses are available at the Town Office on October 15th for the following year. They are due by December 31st of every year. There is a \$25 fine if your dog is not licensed by February 1st.
- To license your dogs, please provide current proof of rabies vaccine, and a neuter or spay certificate if applicable, to the clerk.
- Every fall there are low cost rabies clinics in the area. Please be on the look-out for these if you are interested.
- There is a pet food donation box at the Town Office. Anyone who needs pet food is welcome to come in and get some. Anyone wishing to donate can bring in pet food for the box. Any money donated for this cause will be used for the animals. Thank you to all who have donated. It is very much appreciated.
- Laws pertaining to animals are available on the Maine Department of Agriculture site under Animal Welfare.

Bruce Gray
Animal Control Officer
207-323-5588

ASSESSOR'S REPORT FOR 2017-2018

Dear Stockton Springs Residents and Taxpayers,

Another year has come and gone. Where does the time go?! It has been a great year with our new Town Manager, Courtney O'Donnell; looking forward to what the future brings!

Listed below are some tax exemptions that you may qualify for:

HOMESTEAD EXEMPTION – To qualify for this program you must live in and own a home in Maine for one year as of April 1st. You must file the application with the Assessor's Office by April 1st. If you already receive this exemption, no need to apply each year! Applications are available at the Town Office or online at <https://www.maine.gov/revenue/forms/property/apps/homesteadapp.pdf>.

VETERAN EXEMPTION – To qualify for this program you must be a Veteran who has served during a federally recognized war period and have reached the age of 62, or be receiving government compensation for a service connected disability. Applications are available at the Town Office or online at <http://www.maine.gov/revenue/forms/property/apps/veteranapp.pdf>. Please file with the Assessor's Office by April 1st and bring your DD214. If you are an un-remarried spouse of a deceased Veteran who may have met these criteria, you may also be eligible. If you already receive this exemption, no need to apply each year!

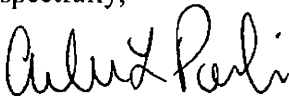
Other exemptions include Blind Person and Current Use Programs: Tree Growth, Open Space, and Farmland. Applications are at the Town Office or online at <http://maine.gov/revenue/forms/property/apps/formspubs.htm>.

Assessment Information 2017-2018

Tax Rate:	\$20.50 per thousand dollars of value	<u>Allocation of Taxes:</u>
Assessment Date:	April 1, 2017	RSU #20 70.68%
Commitment Date:	August 24, 2017	Municipal 20.08%
Total Taxable Valuation:	\$177,033,982	Waldo County 9.24%

I am in the office Tuesday-Thursday 9AM-3:30PM. Please don't hesitate to call (207-567-3550) or e-mail me at assessment@stocktonsprings.org with questions and/or comments.

Respectfully,



Amber Poulin
Assessor

CODE ENFORCEMENT/PLUMBING INSPECTOR REPORT

The calendar year January 2017 through December 2017, the number of building and plumbing permits reflects the continued national downward trend in construction. New housing starts, additions and accessory structures are all down. Until the economic uncertainty changes, the trend is likely to continue. The total estimated cost of construction is \$1,233,163.

The building permit applications are now on-line as well as the ordinances. The CEO email address is stocktonspringsceo@gmail.com.

39 building permits were issued and of those the breakdown is as follows:

- 1 permits in shoreland zone
- 9 permits for new dwelling units
 - 4 stick built
 - 2 modular
 - 3 mobile homes
- 12 permits for accessory structures
- 8 permits for garages
- 8 permits for decks
- 9 permits for additions
- 12 permits for miscellaneous projects

33 plumbing permits were issued in 2016.

7 new septic systems	5 replacement septic systems
0 tank only	0 field only
21 internal plumbing	

It is the continuing goal of this office is to assist applicants in the permitting process. If you have any questions or concerns, please contact the Town or call 567-3404.

Respectfully submitted,

John Larson
Code Enforcement Officer
Local Plumbing Inspector

JULY 1, 2016 THROUGH JUNE 30, 2017

REGISTRATIONS AND LICENSES ISSUED

<i>Cars, trucks and trailers</i>	<i>1867</i>
<i>Boats, ATV's, Snowmobiles, Licenses</i>	<i>345</i>
<i>Dogs</i>	<i>294</i>

VITALS

<i>Births</i>	<i>9</i>
<i>Deaths</i>	<i>13</i>
<i>Marriages</i>	<i>16</i>

BALLOT CLERKS

DEMOCRAT

Faith Campbell
Patricia Curley
Diana Brown
Veronica Magnan
Susan Henkel
Jill Bagley

REPUBLICAN

Leola DeRedin
Janice Shute
Malcolm Smith
Dennis Pena

VOTER REGISTRATION

<i>Democrat</i>	<i>351</i>
<i>Green Independent</i>	<i>36</i>
<i>Libertarian</i>	<i>4</i>
<i>Republican</i>	<i>377</i>
<i>Unenrolled</i>	<i>549</i>
<i>Total Registered Voters</i>	<i>1317</i>

STOCKTON SPRINGS
EMERGENCY MANAGEMENT
YEARLY REPORT

To the Citizens of Stockton Springs,

As of the time of this writing, winter is officially over. I just wish someone would have told Mother Nature. We have had a slow melt off of the winter snow, and no flooding has been reported. Just remember the shoulders of the roads are still soft, and can pull you into a ditch.

Several projects have been completed by Maine DOT. The culvert on Rt.1, and the bridge over the mill pond on the cape. The next big project slated for the summer of 2019, is the replacement of 2 large culverts on Rt. 1 in Sandy Point, just north of the Muskrat Farm Rd. All vehicle traffic will be routed through Sandy Point Village, except for tractor trailers, and heavy loads.

As always, I urge you to have your house numbers clearly marked. Mailboxes should have reflective numbers on both sides. If you don't have a mailbox, you can order a house number sign from the Code Enforcement Officer in the town office.

With all the snow we had last winter, I had the American Legion on standby several times. This was to man the basement of the town office in the event we needed to open a warming shelter. In any severe weather conditions, the basement acts as a temporary shelter. Also you can dial 211 to receive any updates to current conditions. On the front table, in the town office I have an Emergency Preparedness Guide, feel free to pick one up the next time you are in the town office.

Dale Rowley is our Waldo County Emergency Management Director, and he has a class on preparing for an emergency. He is willing to come to town to teach this class. If anyone is interested, let the clerks in the town office know, and I will get it scheduled.

Respectfully Submitted,

Charles (Chas) Hare

Stockton Springs EMA Director

STOCKTON SPRINGS FIRE DEPARTMENT

Dear Residents:

I would like to thank the residents of the Town of Stockton Springs for their continued support of the Stockton Springs Fire Department.

The fire department has had a busy year this year and I would like to thank all my firemen for their hard work and dedication keeping equipment at the ready and being prepared for anything that happens. We fought three wild fires, two structure fires, seven car accidents, two mutual aid traffic details and recently rescued a dog that fell off the cliff. During last fall's windstorms, the department spent many hours clearing roads of trees, detouring traffic, rescuing and escorting kids off the school bus that was trapped on the Cape.

We also finished putting in service our new truck six that we purchased from MDI. For those of you not aware, we replaced our old truck six with a more updated and modern truck. This truck is a 1993 International with only 14,000 miles on it. She carries 1000g of water and has a 1200gpm Hale mid-ship pump.

Our firemen work through extreme conditions, freezing temperatures, extreme heat and hazardous situations. They also must put in many hours of training each year to continue on the department along with monthly meeting commitments. The members are always on call and sacrifice their time to serve and protect the town. They are the best!

Vern P. Thompson, Fire Chief

PUBLIC WORKS

Wow! What a winter! We started early! A blizzard Christmas Day, many snow storms, and three Nor-Easters in March!

We are still doing some aggressive tree cutting on the sides of the roads. This helps keep the power on during high wind storms. October 30th of 2017 was the worst wind storm I have seen since I have worked for the town. All town crews worked great together!

We have a huge problem with people dumping trash on the roadsides. Most is contractor debris. Every bag is gone through to find a name. If you see anyone dumping trash, please get a plate number and call the Waldo County Sherriff's Office at 207-338-2040.

I want to thank Vern Thompson for taking over when Bruce Gray was out on medical leave for six weeks. As everyone knows, you can always depend on Vern!

In June of 2017, Jeff Kneeland retired from mowing the ball field and fire pond after 30+ years! A big thanks to Jeff for volunteering and giving so much to the community!

Don't forget; we need your used motor oil to heat the Town Garage!

Did you notice the solar panels on the garage?

If you see a street light out please call me at 567-3408 and I will get it fixed.

Thank you Bruce, Horace, Vern, and Jason for a job well done!

Thanks for your continued support.

George Russell. Public Works Foreman

STOCKTON SPRINGS POLICE DEPARTMENT

The Stockton Springs Police Department has experienced a decrease in complaints covered this year. The total complaints this year from July 1, 2017 until March 29, 2018 are at 399, keep in mind there are still thirteen weeks left in the year. The 399 complaints that we have covered are down from the 432 that we covered last year at this time.

The complaint types covered are from civil issues, such as property disputes, child custody issues, criminal issues such as assaults, threats, harassment and burglaries. We have made several traffic stops and a lot of these stops have come from the radar details that we have conducted in the neighborhoods throughout the town. We have been conducting house checks for residents upon their request.

As stated above we have been doing radar details throughout the town, this is an attempt to keep the traffic slowed through our neighborhoods. We will continue to do these details throughout the year.

The members of the police department consist of Supervisor Darrin Moody, Patrol Officer Michael Larrivee, Patrol Officer Richard Sullivan, Patrol Officer Merl Reed, and Patrol Officer Christopher Hast.

I would like to thank the residents of the Town of Stockton Springs, the Town Officials, the Office staff at the Town Office, other departments within the town, the Waldo County Sheriffs Office and the Maine State Police for the continued support and assistance.

Respectfully Submitted,

Supervisor Darrin Moody

RECREATION DEPARTMENT REPORT FOR 2017-2018

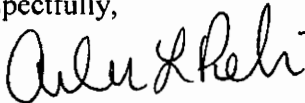
The Stockton Springs Recreation Department supported Little League and Zumba last year. This year, we are not continuing Zumba, as the participation has dwindled. Also this year, our Little League kids will be playing with Searsport, as there were not enough Stockton Springs kids to have a complete team, but we will be sponsoring a Farm Team and T-Ball Team. If any business is interested in putting a sponsorship banner at the ballfield, please let me know!

I would like to thank the Searsport Recreation Department for their continual support by including all of our Stockton Springs kids in the activities that they put on for the community.

I would also like to send a special thank you to Jeff Kneeland, who has mowed and kept the grounds at the Walter F. Trundy Field in tip-top shape during baseball seasons for over 30 years! We appreciate his time and efforts in keeping the field looking great. THANK YOU!

In conjunction with the Stockton Springs Community Builders (a group of volunteer citizens) and the Select Board recommending more money in the budget for events, we hope to offer more events in the upcoming year! Please keep an eye out for upcoming events. If there are any specific activities and/or events you would like to see in our Town, please contact me at 207-567-3404.

Respectfully,



Amber Poulin
Recreation Director

HARBOR MASTER'S REPORT

I would like to introduce myself as well as say hello again to the users of the Stockton Harbor facility. My name is Dave Estes, and I am your Harbor Master. I look forward to serving the needs of all the people that frequent and use our wonderful harbor resource. Please be aware of the following:

Mooring and dinghy fees were due by April 30, so if you haven't made your payment, be sure that you do so that you do not risk jeopardizing your hardware or mooring location. There is a very important information sheet that most of you have been mailed that needs to be filled out and returned. This will help me get to know the mooring holders that have acquired a mooring since the fall of 2012, or have sold and transferred ownership to someone else. Please make sure that this sheet is filled out completely, and if you need one, feel free to pick one up from the Town Office, or have a new one mailed to you. Feel free to call or see me with any questions that you may have (207-323-1132).

Stockton Harbor saw some significant ice this winter, and I noticed several non-winterized moorings. If you didn't have your mooring winterized, you may risk the chance of not being able to find it this spring. Winterizing your mooring will save you money by not having to replace lost or worn out gear as frequently. Moorings properly winterized do not wear due to wave and rust action while suspended in the water, and are less likely to be moved by the ice flows. With this, you must also be aware that it is your responsibility to make sure that your mooring is inspected every two years, and that this inspection report makes it to my Harbor Office or mailbox at the Town Office. Please make sure that I have a copy of this from last year, and if you are due for an inspection this year, please make sure this happens and I get the report **before** your boat goes on that mooring.

The bathroom at the harbor office will be open when I am at the harbor, and I will be installing a "key pad entry lock" on the bathroom door in which all mooring owners and renters will be given the combination to. You will not need to purchase a key for this use. I plan to be at the harbor Friday afternoons, Saturday, and Sunday on a regular basis, and other times from Monday through Friday unscheduled.

Parking and dock space is extremely limited during the busy weekends, so please follow these guidelines every day: When bringing your boat to the dock, please dock at, or move it to the northeast end, and tighten up to other boats if present. You must have permission to keep your boat at the dock for more than 20 minutes, or if unattended. Call me for permission. There must always be at least two dock lengths at the boat ramp end available for other users, both commercial and recreational. If you have more than one vehicle in your party, please "double park" bumper to bumper in the grass overflow area or southeast side of the boat trailer parking area.

Fishing from the docks is welcome as long as you clean up any fish blood, guts, or scales. For the safety of all, fishermen must reel in, back away, and give way to approaching boats coming in to the dock.

I look forward to meeting, reacquainting, and being of service to the many people that utilize and visit our beautiful Stockton Harbor facility. Please feel free to stop by my office and say hello or ask any questions that you may have.

Respectfully,
Dave Estes, Harbor Master

HARBOR COMMITTEE REPORT

Greetings to All:

I would like to take a moment to tell you about the Harbor Committee. It is an all volunteer committee comprised of 5 regular and 2 alternate members

Items on the agenda come from thoughts and concerns from the Select Board, Town Manager, Harbor Master and residents. We discuss, vote on and give our recommendations to the Select Board and Town Manager on these items, keeping the good of the harbor and town as our goal. We are fortunate to have such knowledgeable people of the harbor on the committee and the support of the town officials and residents.

The harbor/Public Boat landing is being utilized more each year. This generates more revenue for the town from Boat registrations, mooring fees and draws additional business to the community. If you are not familiar with this area please come down and enjoy the water, views fishing, and the picnic area.

Last Fall the docks were taken out, as well as an area clean-up day. A new dock section was built this winter. In the Spring repairs were made to many of the docks (Normal wear and tear of the corner brackets, chains and wood). The 1st section of the docks were put back in April. All of this work was completed by volunteers from the Harbor Committee, Harbor Master, fishermen and residents who donated their valuable time. Due in part to these gestures the harbor continues to be supported only by revenue from harbor activities. Thank you.

Thank you to the residents, Town Select Board, Town Manager, Harbor Master, the Harbor Committee, the staff at the town office and Mac Smith (our recording secretary who attends every meeting), for your support of the Harbor.

The Harbor Committee meets on the second Thursday of each month (except December) at 7 p.m. in the town office. All are welcome to attend or contact anyone on the committee or Harbor Master.

Sincerely,

Darren Shute, Chairman

SHELLFISH COMMITTEE

The Shellfish Committee is currently made up of five members who are working closely with the Department of Marine Resources to enhance our clamming areas through a program of cultivation and replanting. The DMR has allowed us to close and post the area of Mill Cove Pond as a Conservation Area. Seed clams were transplanted in the fall and have been closely monitored for survival rate and growth. The Committee has recently been given DMR permission to plant new seedlings in an extended experiment, so another replanting day will take place this spring. Our immediate goal is to increase the clam population. Our long range goal is to re-open the flats to commercial clamming. In the meantime, we ask that the CLOSED FOR CONSERVATION signs be followed. The work the Committee is doing is a full-force effort to renew the clamming business in our Town.

Committee Chair:

Don Smith

PLANNING BOARD

The past year has been a formative year, with newly appointed members and new Alternate members reviewing ordinance requirements and Planning Board procedures. Several land use and related ordinance recommendations resulted from working with the Town Manager to simplify and clarify ordinance language and procedures.

At our June, 2017 meeting, the Stockton Springs Planning Board held Public Hearings on Ordinance revisions and a Site Plan Review for construction of Yurts proposed for the area near the Town Docks on the harbor.

In July and August, the Planning Board approved the application for Yurt construction under the Site Plan Review Ordinance.

In September, the Board began a review and held a public hearing on a proposed subdivision on Cape Jellison Road under the Subdivision Ordinance. In October, the Planning Board approved the application.

In December and January the Planning Board reviewed ordinance changes with an objective of clarifying language and making the application and hearing process consistent. This review continued during the February and March meetings, where portions of the Site Plan Review Ordinance, Subdivision Review Ordinance and Land Use Ordinance were reviewed in detail.

In January, the Planning Board welcomed two newly appointed Alternate members, Wes Olmstead and Chris Poulin. The Board also received and initiated discussion under the Site Plan Review Ordinance for a proposed restaurant – the Hichborn Inn.

The February meeting was devoted to Ordinance changes. In March, the Planning Board held Public Hearings on the Hichborn Inn application and proposed revisions for the Subdivision and Site Plan Review Ordinances. The Planning Board approved the application for a restaurant and recommended the ordinance revisions to the Select Board for consideration at the Town Meeting. The Planning Board also received a preliminary presentation for proposed, possible development plans on lands adjacent to the Harbor for a waterfront complex, including new dockage, dredging and restaurant concepts.

During April, the Planning Board received an application under the Site Plan Review Ordinance for waterside rental sheds on land adjacent to the harbor near the Town Docks. These sheds would store beach equipment that would be rented to beach users. During May, the application was considered at a Public Hearing and the Board voted to approve the application to allow the rental sheds.

Respectfully submitted,

Richard Tinsman
Chair, Stockton Springs Planning Board

BOARD OF ASSESSMENT REVIEW

The purpose of this five-member Board is to hear, deliberate, and decide on a taxpayer's request for a change in his/her assessed valuation. The taxpayer's first step is to voice concern with the town Assessor. If not satisfied with the assessor's decision, the taxpayer will be directed to request a hearing before the Board of Assessment Review. If not satisfied at this level, the taxpayer may continue presenting the concern through the legal system.

The members of the Board of Assessment Review take their job very seriously. Therefore, even if no requests for hearings come forth, the Board continually keeps updated on proper procedures and our area's housing market via outside training sessions offered by the County/State, and in-house meetings with our Assessor. This past year the Board has met three times to engage in mock tax abatement requests and, additionally, members took advantage of an in-service training offered through Maine Municipal Association.

There have been no requests for hearings in the past two years. This is largely due to the excellent and accurate work being done in our Assessor's Office.

Respectfully submitted:

Bill Cosmano, Chairman

RECYCLING AND ENERGY CONSERVATION COMMITTEE ANNUAL REPORT 2017

Stockton Springs and Sandy Point residents continue to support single stream and curbside recycling. This year Stockton Springs trash is collected curbside by Pinkerton who takes it to DM&J in Winterport. Trash stickers remain at \$1.50 each per bag. Citizen support for these services helps maintain and grow a healthy Maine environment.

E-Waste recycling continues at the Town Garage on the last Saturday of each month staffed by committee members and town employees. E-waste collected for 2017 included 136 televisions, 140 computers and components, 295 florescent light bulbs, thousands of batteries as well as many household appliances and other electrical items. In addition, hundreds of gallons of waste oil were donated and utilized to heat the town garage. Cell phones, ink cartridges, eyeglasses and batteries are also collected at the town office. Stockton Springs is a leader in the state in the effort to recycle disposable batteries. We applaud this positive effort by town residents to minimize mercury and waste in our environment.

Kitchen compost buckets and large compost bins are available for purchase at the town office. Wayne Kraeger presented an informative composting workshop last May at the town office. The committee looks forward to helping the community understand our work through promotion of activities such as this.

The statewide paint-recycling program remains in effect. Unused or leftover paint can be returned to the designated paint recycle building supply stores. When you buy paint please ask for the site nearest you. Additionally, RESTORE-Habitat for Humanity's recycle facilities in Ellsworth, Bangor, and Rockland will take cleanly marked cans of usable paint.

The committee distributes an annual newsletter with information about the recycling and energy conservation efforts in Stockton Springs. We continue to explore ideas about the best ways to distribute this to all households other than through tradition postal mailing. Please look for newsletters in the town office, at local businesses, on the town website, and in the town manager's monthly email.

The committee continues to support and participate with the Rockland Window Dressers Project affiliating locally with Searsport to provide insulated window inserts for local residents and organizations. 400 plus window inserts were made for local homes during the November 2017 build in Searsport. Individuals as well as local businesses and community programs contributed volunteers for measuring windows, organizing and building the inserts, and providing food for the many volunteers over a two-week build period. This is an exciting and commendable example of community spirit and caring in our town.

Recycling Committee members include: Co- chairs Beth Smith and Sam Fuller, Henry Martin, Wesley Olmstead, Charlie Smith, and alternates Wayne Kraeger and Nancy Galland. We welcome your attendance at our meetings on the 2nd Monday of January, March, May, July, September, and November at 6 PM at the Town Office. Please feel welcome to come and help us make a difference!

Respectfully Submitted, Co Chairs: Beth Smith and Sam Fuller

STOCKTON SPRINGS PARKS COMMITTEE

The Parks Committee once again expresses its gratitude to all of those who graciously volunteer to help keep our beaches, trails, and parks clean and clear. All the husbands, friends, neighbors and even strangers who cut up fallen trees on the trails, pick up trash, set down/remove the boardwalk at the Sandy Point Beach, and even weed at Veteran's Park are an asset to the community. The Highway Dept. keeps the grass mowed and the signage clear.

On a less pleasant note, one of the two picnic tables at Col. Peterson Park had to be removed as it was vandalized beyond repair. Despite this senseless act, the Town is proud of its public spaces and the Committee will continue its mission to keep Veteran's Park, Sandy Point Beaches and Trails, and Colonel Peterson Park open for all to enjoy.

Submitted by

Teddi Hickey Chairman

STOCKTON SPRINGS CEMETERY COMMITTEE

The Cemetery Committee is at full volunteer strength with the fall addition of Poly Martin.

Two historic (no recent burials) cemeteries were fully preserved this year. The Gray Family Burial Ground on Green Valley road, which had previously been lost to heavy overgrowth, has been cleared and the original graves and markings for them clearly identified. Historical records show a Civil War veteran is buried there and research continues as to which Gray son that might be. Also, the Harriman Cemetery on Sorey Road had all stones repaired, cleaned and reset. While fully reset, large tree removal remains to be accomplished at Harriman.

The heavy winds of October 2017 brought trees down at the Narrows Cemetery and at Mt. Recluse on the Cape. One stone was fractured in the Cape event and will be repaired. More, if not all trees that can impact our cemeteries will be removed as we move forward in our efforts.

A large scale restoration project is under way at Mt. Recluse Cemetery. A large number of stones have toppled, another group is leaning dangerously and there is quite a group that have fallen and were becoming part of the lawn. Work is well underway on all these categories, tending to the most difficult first. Additionally, the restoration folks have identified 'primitives' burial markings in the oldest portion of the cemetery and have educated members of the committee on how to continue the care of these important markings.

In addition to the ongoing work at Mt. Recluse, the Cemetery Committee will next survey restoration needs at the Lanphier, the Dickey-Roberts and the Narrows Cemeteries.

There is a developing story about an old burial ground somewhere between the lighthouse and the 'beach' area of the state park. The committee will try to gather information about individual efforts to find graves with ground radar and other techniques, beginning to document the project on behalf of the town. More information as this develops.

Besides the work of the professional restorers, an effort will be made during 2018-2019 to have volunteers help in finding stones that have pitched over into old collapsed graves and then buried by accumulated leaves and resulting composting, bringing them to the surface and resetting them. Additionally, it is hoped we can begin volunteer efforts to clean some of the old marble stones that are beginning to be impacted with moss again.

As a committee, we welcome any information about burials that seemingly are unmarked, which would be a starting point for probing the earth at that site for long-buried memorials. We also welcome questions, concerns and volunteers.

STOCKTON SPRINGS COMMUNITY LIBRARY REPORT 2017

The Stockton Springs Community Library (SSCL) had a busy and fruitful year in 2017, with many people of all ages taking advantage of the services we provide: checking out books, audio books, movies, and e-readers. In addition, we offer people the opportunity to use our computers, attend events, and enjoy our creative fundraising endeavors, such as the annual Book, Bake, and Plant Sale, Pie & Art Sale, International Buffet, and The Great Event. We bring people together with our fun and educational events. Our ongoing Bottle for Books drive continues to provide us with important funds that help SSCL offer the latest releases in books, audio books, and movies. SSCL received grants in 2017 to support the renovation and upkeep of the building.

As an all-volunteer library, we provide services and programs that are on par with many other libraries with full paid staff. Since the library was founded it has served as a community center for people of all ages for Stockton Springs and surrounding towns. SSCL hosts two book groups, a painting group, a LEGO program, a gardening group, a supper club, free tax services with AARP, and much more. We also provide author presentations and film screenings for children and adults. Our holiday themed parties for children continue to provide a healthy, fun learning environment for our youngest citizens.

Another very important program is the “Neighbors Helping Neighbors” program, which presents speakers on topics of interest to senior citizens and those who care for them. Some of the 2017 topics included legal issues, health issues, emergency preparedness, and more. SSCL received a grant from the Maine Charity Foundation Fund of the Maine Community Foundation in support of Neighbors Helping Neighbors. Also in 2017, the group started a series of Tai Chi classes that are well attended and much appreciated by the community.

In 2017, the library had 1,237 registered patrons. 5,054 items were circulated, there were 585 computer users, and we saw an increase in the number of people who come to the library to access the wireless internet services on their own electronic devices. We continue to provide downloadable items through Maine InfoNet, with patrons downloading 678 items in 2017.

In 2017, we sent out our fifth annual appeal letter and the response was once again very good. Our endowment fund ensures that the library will be here for years to come.

Pat Curley is the library director. Board of Director Officers include Judy O’Neil (President), Debbie Harris (Vice President), Robbie Pendleton (Treasurer), and Susan Henkel (Secretary). Trustees are Basil Staples, Tom Lane, and Jeff Siemer.

Respectfully Submitted, The Library Staff.

STOCKTON SPRINGS HISTORICAL SOCIETY

2017 was a busy year for SSHS. We started the year by painting the meeting room and rearranging the displays both downstairs and in the upstairs showroom. More rearranging followed as we made room upstairs to house the Robert Carver Brooks Research Room. The books that are available cover both genealogical and historical topics. Most items in the collection may be used whenever the library is open.

Donna Gold compiled the oral histories that she had collected several years ago into a rough draft that a number of us proofread. Several more drafts were proofed before the manuscript went to the printer. "We Never Knew Any Different" became positive comments about the stories in the book. This was a big project and Donna put in a lot of hours getting the book ready.

The society, through fundraising and money set aside for building expenses, and the library, through grants, were able to have the outside of the Colcord House repaired, caulked and painted plus shutters were added. It was a large, but necessary, job and one that has definitely improved the looks of the building.

We received two of Walt Trundy's scrapbooks and a huge box of mostly identified photos and postcards. Walt took most of the photos, but there are also ones from friends and family members. There are even some tintypes in the collection. Included are some photos of the moving of buildings on 'Church Street in order to allow the building of the Route 1 overpass. In one of the scrapbooks are pictures of Boston's first city Christmas tree as it left North Stockton and after it was erected in Boston. Another little known bit of Stockton's history documented in photos.

Our programs at meetings are always open to the public. We had seven programs during the year. Sandy Point, North Stockton and Town were all represented in one or more programs in 2017. Presenters were both members and non-members. Seven programs are also planned for this year.

We appreciate the support of the town and townspeople. We welcome everyone who has an interest in local history to our meetings. If meeting times are not convenient for you but you would like to help preserve our town's history, get in touch with us. Posting old photos or postcards on our Facebook page or recording the owners of your home (the house's genealogy) are just two of the types of projects that can be at your convenience, but would be helpful to the society.

2020 is Maine's Bicentennial Year! More to come as it gets closer.

Kathy Harrison-President, Charlie Smith-Vice President, Marsha Shute-Secretary, Mac Smith-Treasurer, 2018 Directors-Hilu Gander-Ludlow and Joyce O'Rourke, 2018-2019 Directors-Diane Coose Littlefield and Anne Spencer

NOTICE: These Non-Zero Balance Reports indicate the accounts with outstanding taxes. The full list of taxpayers is available on the Town Website (stocktonsprings.org) and at the Town Office, upon request.

**No Non Lien Accounts
Payment Summary**

Type	Principal	Interest	Costs	Total
Total	0.00	0.00	0.00	0.00

Non Lien Summary

Total	0.00
-------	------

3 L	Albanese, Frank, Heirs	2016	2,260.77	0.00	2,260.77
287 L	Bagley, Eric	2016	997.15	0.00	997.15
44 L	Beal, Hollie Ann	2016	204.98	0.00	204.98
82 L	Bradford, Merrill Trust	2016	7,710.74	0.00	7,710.74
101 L	Brock, Carl E.	2016	799.62	185.28	614.34
168 L	Chase, Christopher	2016	840.57	7.07	833.50
195 L	Coito, Michael W. & Merry, Wendy	2016	589.53	0.00	589.53
217 L	Cote, Timothy J.	2016	1,168.20	224.54	943.66
230 L	Crocker, Richard & Nicholson	2016	451.90	0.00	451.90
336 L	Ellis, Eugene - Marsha Ellis L/T	2016	3,494.87	599.62	2,895.25
1521 L	Farias, Noland James	2016	378.05	259.98	118.07
396 L	Fraser, Bradley	2016	2,992.24	0.00	2,992.24
411 L	Frisbie, Michael & Leanne	2016	429.42	0.00	429.42
412 L	Frisbie, Michael & Leanne	2016	1,570.58	0.00	1,570.58
413 L	Frisbie, Michael & Leanne	2016	757.99	0.00	757.99
1159 L	Ganguzza, Joseph S. & Noah, Diane M.	2016	1,083.32	0.00	1,083.32
440 L	Glidden, Avery	2016	348.34	0.00	348.34
464 L	Gray, Tasha & Ashley	2016	566.92	0.00	566.92
539 L	Harriman Sterling G., Devises	2016	710.53	0.00	710.53
1574 L	Harriman, Keith H. & Largay, John E.	2016	207.70	164.97	42.73
1496 L	Hopkins Enterprises, Inc.	2016	797.72	0.00	797.72
1495 L	Hopkins, Leon	2016	2,109.38	0.00	2,109.38
606 L	Hosmer, Mary	2016	1,420.22	0.00	1,420.22
637 L	Johnson, Sherry	2016	738.44	0.00	738.44
690 L	Laier, Jean	2016	1,424.12	749.54	674.58
692 L	Lambeth, Alice	2016	178.65	0.00	178.65
693 L	Lambeth, Carla	2016	52.99	0.00	52.99
712 L	Larrabee, William & Julie	2016	509.53	0.00	509.53
1099 L	Liversidge Property Development, LLC	2016	176.29	0.10	176.19
1100 L	Liversidge Property Development, LLC	2016	6,610.33	5.04	6,605.29
337 L	Liversidge, Alexander	2016	18,654.43	0.00	18,654.43
338 L	Liversidge, Alexander	2016	78.51	0.04	78.47
747 L	Maddocks, Leah	2016	608.68	0.00	608.68
462 L	Magoon, Carla J.	2016	3,105.49	0.00	3,105.49

Non Zero Balance on All Accounts

Tax Year: 2016-1 To 2016-1

As of: 05/21/2018

05/21/2018

Page 2

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
759 L	Marden, Margaret	2016	77.51	0.00	77.51
760 L	Marden, Margaret	2016	48.67	0.00	48.67
820 L	Mello, Daniel	2016	1,976.16	0.00	1,976.16
1500 L	Mid-Coast Self Storage, Inc.	2016	1,944.86	0.00	1,944.86
865 L	Mitchell, Dorothy	2016	294.97	0.00	294.97
1547 L	Mitchell, Dorothy	2016	397.44	0.00	397.44
866 L	Mitchell, Keenan	2016	2,148.90	0.00	2,148.90
867 L	Moffit, Edward	2016	1,546.54	0.00	1,546.54
882 L	Moore III, Thomas & Candice	2016	1,351.46	434.27	917.19
1085 L	Nahme, Peter R.	2016	511.92	0.00	511.92
952 L	Osthoff, Laurie	2016	974.96	0.00	974.96
971 L	Patten, Judy A.	2016	1,064.77	0.00	1,064.77
986 L	Pendleton, Stephen & Debra	2016	642.70	0.00	642.70
987 L	Penobscot Realty Trust II	2016	963.54	921.68	41.86
1563 L	Pomeroy, Eugene & Ellery & Gomm, Marion	2016	52.16	0.00	52.16
1021 L	Pomeroy, Frances and Ellery	2016	320.91	149.88	171.03
1020 L	Pomeroy, Raymond	2016	1,607.04	0.00	1,607.04
1062 L	Pomeroy, Raymond Sr. & Raymond Jr.	2016	972.30	0.00	972.30
1600 L	Portland Cellular Partnership	2016	692.81	0.00	692.81
65 L	Rarick, John & Kimberly	2016	2,246.15	52.30	2,193.85
807 L	Reed, Kurt	2016	2,942.53	0.00	2,942.53
1065 L	Robbins & Pomeroy Inc.	2016	85.08	0.00	85.08
736 L	Russell, William, Heirs	2016	416.58	399.85	16.73
1109 L	Sale, Fred	2016	402.94	0.00	402.94
1104 L	Sawyer, Cheryl (FKA Ryder)	2016	1,053.57	0.39	1,053.18
1150 L	Seekins, Bryce R.	2016	2,149.18	0.00	2,149.18
1188 L	Sinclair, Bergthora R.	2016	458.27	119.93	338.34
1191 L	Skolfield, Donald	2016	169.70	0.00	169.70
1192 L	Skolfield, Donald	2016	2,057.24	0.00	2,057.24
1202 L	Smith, Bruce & Paula	2016	2,125.06	0.42	2,124.64
1211 L	Smith, Nancy & Agnes	2016	898.15	0.00	898.15
1218 L	Snowman, Bruce	2016	727.23	0.00	727.23
1585 L	Snowman, Gloria, Heirs	2016	308.42	0.00	308.42
1377 L	Trefethen, Jade A.	2016	419.63	0.00	419.63
1379 L	Trimble, Raymond	2016	557.83	6.87	550.96
1537 L	Trimble, Raymond	2016	89.85	0.00	89.85
1177 L	U.S. Bank National Association, as Trustee for SAS	2016	850.81	0.00	850.81
558 L	Wenz, William J. & Jennifer E.	2016	375.28	0.00	375.28
1472 L	Yeo, Russell S.	2016	2,876.32	0.00	2,876.32
1475 L	York, Victoria	2016	546.95	0.58	546.37

Non Zero Balance on All Accounts

Tax Year: 2016-1 To 2016-1
As of: 05/21/2018

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
Total for 74 Accounts:			103,374.59	4,282.35	99,092.24

Payment Summary

Type	Principal	Interest	Costs	Total
P - Payment	3,386.17	389.24	506.94	4,282.35
Total	3,386.17	389.24	506.94	4,282.35

Lien Summary

2016-1	99,092.24
Total	99,092.24

Total for 74 Accounts:	103,374.59	4,282.35	99,092.24
-------------------------------	------------	----------	-----------

Non Zero Balance on All Accounts

Tax Year: 2016-1 To 2016-1
As of: 05/21/2018

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
10 P	Libby's Variety & Cafe	2016	263.44	131.72	131.72
Total for 1 Account:			263.44	131.72	131.72

Payment Summary

Type	Principal	Interest	Costs	Total
P - Payment	131.72	0.00	0.00	131.72
Total	131.72	0.00	0.00	131.72

Non Lien Summary

2016-1	131.72
Total	131.72

No Liened Accounts	0.00	0.00	0.00
--------------------	------	------	------

Payment Summary

Type	Principal	Interest	Costs	Total
Total	0.00	0.00	0.00	0.00

Lien Summary

Total	0.00
-------	------

Total for 1 Account:	263.44	131.72	131.72
----------------------	--------	--------	--------

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
3	R Albanese, Frank, Heirs	2017	2,223.84	0.00	2,223.84
518	R Ali-Levin, Ciara	2017	1,263.21	0.00	1,263.21
12	R Anderson, Mark & Hunt-Anderson, Charlene	2017	421.48	0.00	421.48
287	R Bagley, Eric	2017	954.69	0.00	954.69
1568	R Bagley, Eric	2017	30.75	0.00	30.75
1596	R Barnes, Rachel	2017	239.65	0.00	239.65
16	R Bartlett, Stuart & Eileen S.	2017	394.63	197.32	197.31
44	R Beal, Hollie Ann	2017	896.88	0.00	896.88
82	R Bradford, Merrill Trust	2017	7,705.34	0.00	7,705.34
87	R Bragg, Louise M. & Turner, Dale B	2017	3,776.10	1,888.05	1,888.05
101	R Brock, Carl E.	2017	750.30	0.00	750.30
110	R Brooks, Robert & Hester	2017	8,776.46	4,388.23	4,388.23
1583	R Brooks, Robert & Hester	2017	931.32	465.66	465.66
112	R Brower, Howard	2017	206.03	0.00	206.03
113	R Brower, Howard	2017	312.22	0.00	312.22
114	R Brower, Howard	2017	231.04	0.00	231.04
115	R Brower, Howard	2017	305.66	0.00	305.66
1541	R Brower, Howard	2017	194.34	0.00	194.34
1542	R Brower, Howard	2017	196.19	0.00	196.19
1543	R Brower, Howard	2017	272.86	0.00	272.86
1544	R Brower, Howard	2017	528.90	0.00	528.90
1545	R Brower, Howard	2017	239.85	0.00	239.85
1546	R Brower, Howard	2017	239.85	0.00	239.85
970	R Bullard, Brett S.	2017	1,401.38	0.00	1,401.38
126	R Bullard, Gregory & Tessa	2017	1,836.60	1,000.00	836.60
316	R Carey, Todd & Jacqueline	2017	737.39	0.34	737.05
1407	R Carlson, Warren & Sarvent, Linda	2017	614.39	3.01	611.38
150	R Casey, Jay	2017	200.49	0.00	200.49
163	R Chaar, Chafic & Rima	2017	6,085.43	3,099.25	2,986.18
168	R Chase, Christopher	2017	689.01	0.00	689.01
1305	R Chatto (FKA Taylor), Jennifer L.	2017	1,829.63	965.00	864.63
195	R Coito, Michael W. & Merry, Wendy	2017	545.30	0.00	545.30
211	R Coose, Vincent & Patricia	2017	915.33	657.49	257.84
217	R Cote, Timothy J.	2017	1,292.12	0.00	1,292.12
230	R Crocker, Richard & Nicholson	2017	400.37	0.00	400.37
232	R Crosby, Douglas A.	2017	238.42	0.00	238.42
236	R Crosby, Douglas R.	2017	2,556.97	0.00	2,556.97
233	R Crosby, Douglas R., Heirs	2017	2,438.48	0.00	2,438.48
234	R Crosby, Douglas R., Heirs	2017	18.45	0.00	18.45
235	R Crosby, Douglas R., Heirs	2017	660.51	0.00	660.51
1057	R Damon, Cindy M.	2017	1,188.59	0.00	1,188.59
262	R Damon, Rodney A.	2017	676.91	0.00	676.91
808	R Davis, Laverne M. & Jefferson L., Sr.	2017	4,011.44	0.00	4,011.44
293	R Dickinson, Douglas	2017	987.28	0.00	987.28
295	R Dingman, Richard	2017	525.83	262.92	262.91
1144	R Dolloff, R. Christian	2017	2,545.49	0.00	2,545.49

Non Zero Balance on All Accounts

Tax Year: 2017-1 To 2017-1
As of: 05/21/2018

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
306	R Dostie (FKA Smith), Heather	2017	1,430.08	715.04	715.04
305	R Dostie, Heather	2017	1,170.55	585.28	585.27
323	R Eastman, Sheldon, Heirs	2017	4,623.78	0.00	4,623.78
331	R Ellis, Eugene	2017	806.68	0.00	806.68
332	R Ellis, Eugene	2017	4,476.18	0.00	4,476.18
333	R Ellis, Eugene	2017	1,765.05	0.00	1,765.05
334	R Ellis, Eugene	2017	1,396.87	0.00	1,396.87
336	R Ellis, Eugene - Marsha Ellis L/T	2017	3,364.05	0.00	3,364.05
1210	R Ellis, Eugene E. & Wells, Cynthia G.	2017	2,580.13	0.00	2,580.13
389	R Ericson, Richard R. & Stacey B.	2017	3,265.86	1,632.93	1,632.93
1521	R Farias, Noland James	2017	625.25	0.00	625.25
128	R Fenn, Asha Sara	2017	2,657.83	2,449.86	207.97
396	R Fraser, Bradley	2017	2,936.63	0.00	2,936.63
400	R Fraser, Douglas K. & Jamie Marie	2017	30.14	15.07	15.07
401	R Fraser, Douglas K. & Jamie Marie	2017	3,177.09	1,588.55	1,588.54
411	R Frisbie, Michael & Leanne	2017	384.38	0.00	384.38
412	R Frisbie, Michael & Leanne	2017	1,430.29	0.00	1,430.29
413	R Frisbie, Michael & Leanne	2017	715.04	0.00	715.04
416	R Fuller, Samuel & Carol	2017	4,615.78	2,307.89	2,307.89
420	R Gabriel, Donna M.	2017	513.32	256.66	256.66
421	R Gabriel, Lance & Donna	2017	6.15	3.08	3.07
1159	R Ganguzza, Joseph S. & Noah, Diane M.	2017	1,042.43	0.00	1,042.43
527	R Gelfand, Vladimir	2017	862.44	28.76	833.68
1177	R George Jordan Revocable Trust	2017	1,633.03	0.00	1,633.03
440	R Glidden, Avery	2017	302.79	0.00	302.79
455	R Grant, Justin M.	2017	1,412.25	1,319.15	93.10
1564	R Grant, Rodney	2017	307.71	153.86	153.85
464	R Gray, Tasha & Ashley	2017	522.75	0.00	522.75
1586	R Greenleaf, David	2017	93.48	0.00	93.48
707	R Gross, Anthony C.	2017	798.68	45.61	753.07
500	R Haas, Alan	2017	711.15	355.58	355.57
523	R Hare, Charles & Mia	2017	2,150.45	0.00	2,150.45
539	R Harriman Sterling G., Devises	2017	667.28	0.00	667.28
26	R Harriman, Keith H. & Largay, John E.	2017	2,540.57	1,271.10	1,269.47
1574	R Harriman, Keith H. & Largay, John E.	2017	328.00	0.00	328.00
563	R Haynes (Noomyenooneam), John	2017	1,080.76	485.50	595.26
565	R Heath, David, Heirs	2017	921.89	571.11	350.78
308	R Hebert, Melissa D.	2017	65.81	0.00	65.81
1496	R Hopkins Enterprises, Inc.	2017	755.02	0.00	755.02
1495	R Hopkins, Leon	2017	2,075.01	0.00	2,075.01
606	R Hosmer, Mary	2017	2,810.14	0.00	2,810.14
1395	R Jergenson, Eric & Teresa	2017	917.17	458.59	458.58
627	R Johnson, Ann	2017	874.12	376.42	497.70
630	R Johnson, Frank & Pam	2017	1,048.17	0.00	1,048.17
637	R Johnson, Sherry	2017	592.66	0.00	592.66
1504	R Johnson, William & Pattershall, April J.	2017	779.00	77.76	701.24
497	R Jones, Howard	2017	138.38	0.00	138.38
641	R Jones, Howard	2017	24.60	0.00	24.60

Non Zero Balance on All Accounts

Tax Year: 2017-1 To 2017-1
As of: 05/21/2018

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
719 R	Jones, Howard	2017	2,422.49	2,037.80	384.69
841 R	Kelly, Jane & Sean	2017	2,588.54	1,189.08	1,399.46
660 R	King II, Dennis Ryan & Faragher, Sarah N.	2017	1,843.36	921.68	921.68
690 R	Laier, Jean	2017	1,385.39	0.00	1,385.39
692 R	Lambeth, Alice	2017	132.02	0.00	132.02
700 R	Lange, Douglas	2017	101.68	0.00	101.68
701 R	Lange, Douglas	2017	260.35	0.00	260.35
705 R	Largey, John & Welsh, Ann	2017	15,886.07	7,869.92	8,016.15
710 R	Larrabee, Garry G., Heirs	2017	2,047.75	1,023.88	1,023.87
712 R	Larrabee, William & Julie	2017	843.37	0.00	843.37
723 R	Libby, Brian	2017	247.03	0.00	247.03
732 R	Littlefield, Brian	2017	2,395.84	0.00	2,395.84
1548 R	Littlefield, Brian	2017	1,147.59	0.00	1,147.59
67 R	Littlefield, Judith S. Living Trust	2017	184.50	0.00	184.50
914 R	Liversidge Property Development, LLC	2017	6,870.99	3,462.75	3,408.24
915 R	Liversidge Property Development, LLC	2017	1,344.60	664.28	680.32
1099 R	Liversidge Property Development, LLC	2017	123.00	0.00	123.00
1100 R	Liversidge Property Development, LLC	2017	6,597.93	0.00	6,597.93
1333 R	Liversidge Property Development, LLC	2017	6,889.85	0.00	6,889.85
1502 R	Liversidge Property Development, LLC	2017	18.25	9.12	9.13
337 R	Liversidge, Alexander	2017	18,660.33	0.00	18,660.33
338 R	Liversidge, Alexander	2017	24.60	0.00	24.60
276 R	LR Investments Trust, under Trust Agreement	2017	4,037.48	3,945.96	91.52
386 R	Lyons, Thomas S. & Patricia Anne	2017	4,245.14	2,099.52	2,145.62
747 R	Maddocks, Leah	2017	462.07	0.00	462.07
462 R	Magoon, Carla J.	2017	3,051.43	0.00	3,051.43
759 R	Marden, Margaret	2017	61.50	0.00	61.50
760 R	Marden, Margaret	2017	2.46	0.00	2.46
1108 R	Marianne Sacknoff Revocable Trust	2017	5,513.68	5,488.30	25.38
763 R	Martin, Bradley S. & Beth A.	2017	1,603.51	1,404.96	198.55
1606 R	McLaughlin, John, Heirs	2017	174.05	0.00	174.05
1028 R	Meeks, Benjamin R. & Brijal A.	2017	1,636.72	818.36	818.36
820 R	Mello, Daniel	2017	1,824.71	0.00	1,824.71
843 R	Metz, John-Luc & Anderson, Leigh C.	2017	2,034.83	0.00	2,034.83
1500 R	Mid-Coast Self Storage, Inc.	2017	1,902.81	0.00	1,902.81
863 R	Miscall, Mildred, Devisees,	2017	2,702.31	1,351.16	1,351.15
865 R	Mitchell, Dorothy	2017	249.08	0.00	249.08
1547 R	Mitchell, Dorothy	2017	352.19	0.00	352.19
866 R	Mitchell, Keenan	2017	1,993.63	0.00	1,993.63
867 R	Moffit, Edward	2017	1,508.60	0.00	1,508.60
870 R	Monahon, Philip & Susannah	2017	3,469.42	109.41	3,360.01
882 R	Moore III, Thomas & Candice	2017	1,181.01	0.00	1,181.01
1241 R	Morse, El	2017	959.40	479.70	479.70
1085 R	Nahme, Peter R.	2017	467.40	0.00	467.40
1 R	Nick & Jami's Properties, LLC	2017	2,171.16	0.00	2,171.16
901 R	Nickerson, Sarah	2017	5.54	0.00	5.54

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
905 R	Nickerson, Sarah	2017	738.00	688.04	49.96
1539 R	Nickerson, Sarah	2017	83.44	0.00	83.44
913 R	Norman, Nancy Bryant	2017	1,813.84	895.47	918.37
918 R	Norvlaan, Thorv, Heirs	2017	2,906.70	0.00	2,906.70
919 R	Norvlaan, Thorv, Heirs	2017	144.12	0.00	144.12
974 R	Noyes, Bryant	2017	2,871.23	0.00	2,871.23
369 R	Nykiel, Ronald A. & Sandra P.	2017	3,467.78	1,733.89	1,733.89
925 R	O'Brien, Joseph G. Jr.	2017	337.23	0.68	336.55
926 R	O'Brien, Joseph G. Jr.	2017	398.73	0.80	397.93
936 R	Olga M. Gray-Kuflik 1996 Revocable Living Trust	2017	984.00	0.00	984.00
952 R	Osthoff, Laurie	2017	842.14	0.00	842.14
614 R	Parkhurst, Mildred J.	2017	2,363.86	0.00	2,363.86
971 R	Patten, Judy A.	2017	891.55	0.00	891.55
1593 R	Peddle, Eric N.	2017	522.75	0.00	522.75
986 R	Pendleton, Stephen & Debra	2017	496.51	0.00	496.51
987 R	Penobscot Realty Trust II	2017	921.89	0.00	921.89
634 R	Perkins, Gregory	2017	1,176.91	0.00	1,176.91
1005 R	Perry Jr., Joseph E.	2017	1,873.09	0.00	1,873.09
1014 R	Pinkham, Lillian	2017	377.00	0.00	377.00
1018 R	Pomeroy, Eugene & Ellery & Gomm, Marion	2017	714.02	0.00	714.02
1563 R	Pomeroy, Eugene & Ellery & Gomm, Marion	2017	4.72	0.00	4.72
1021 R	Pomeroy, Frances and Ellery	2017	531.98	0.00	531.98
1020 R	Pomeroy, Raymond	2017	1,858.12	0.00	1,858.12
1062 R	Pomeroy, Raymond Sr. & Raymond Jr.	2017	929.47	0.00	929.47
1600 R	Portland Cellular Partnership	2017	649.44	0.00	649.44
1035 R	Quigley, James T. & Carol A.	2017	412.05	206.03	206.02
65 R	Rarick, John & Kimberly	2017	2,194.53	0.00	2,194.53
807 R	Reed, Kurt	2017	2,483.78	0.00	2,483.78
461 R	Rix, Paul B. & Carolyn L.	2017	1,885.39	639.69	1,245.70
1065 R	Robbins & Pomeroy Inc.	2017	664.82	0.00	664.82
1061 R	Robbins, Gary	2017	2,282.88	513.53	1,769.35
1520 R	Robbins, Pamela J.	2017	1,162.15	495.60	666.55
1069 R	Roberts, Michael	2017	639.60	10.36	629.24
1240 R	Robinson, Earl Wayne & Mary E.	2017	516.40	258.20	258.20
1088 R	Ross, Michael, TRUSTEE	2017	945.05	557.20	387.85
1093 R	Russell, Gilman	2017	807.29	0.00	807.29
736 R	Russell, William, Heirs	2017	370.64	0.00	370.64
1109 R	Sale, Fred	2017	357.73	0.00	357.73
1322 R	Salley, Linda H.	2017	1,986.86	1,977.49	9.37
1104 R	Sawyer, Cheryl (FKA Ryder)	2017	904.87	0.00	904.87
1124 R	Schroth, John & Lynne	2017	315.29	157.65	157.64
1150 R	Seekins, Bryce R.	2017	1,575.43	0.00	1,575.43
1145 R	Seekins, Dorothy	2017	649.44	386.67	262.77
203 R	Sefton, Dorcas B. & Emund C.	2017	2,053.49	1,026.75	1,026.74
1165 R	Sherer, Stephen	2017	1,796.83	0.00	1,796.83

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
1166 R	Sherer, Stephen B.	2017	426.40	0.00	426.40
1071 R	Shue, Clyde L. & Kim E.	2017	292.13	0.58	291.55
399 R	Shuman, Eunice Marlene	2017	686.75	343.38	343.37
1188 R	Sinclair, Bergthora R.	2017	1,017.83	0.00	1,017.83
613 R	Skala, George	2017	1,774.07	271.25	1,502.82
1191 R	Skolfield, Donald	2017	123.00	0.00	123.00
1192 R	Skolfield, Donald	2017	2,022.53	0.00	2,022.53
1199 R	Small, Robert P. III	2017	213.41	0.00	213.41
1042 R	Smart, Tara Raftery	2017	167.08	0.00	167.08
1202 R	Smith, Bruce & Paula	2017	1,967.80	0.00	1,967.80
1211 R	Smith, Nancy & Agnes	2017	856.08	0.00	856.08
1218 R	Snowman, Bruce	2017	574.82	0.00	574.82
1585 R	Snowman, Gloria, Heirs	2017	262.61	0.00	262.61
1222 R	Snyder Irrevocable Trust	2017	27.68	0.00	27.68
1223 R	Snyder Irrevocable Trust	2017	2,310.15	0.00	2,310.15
1224 R	Snyder Irrevocable Trust	2017	558.01	0.00	558.01
1234 R	Staples, Scott D. & Andrea J.	2017	4,354.82	2,177.41	2,177.41
1604 R	Staples-Knox, Dawn	2017	353.63	176.82	176.81
1242 R	Staples-Knox, Dawn & Knox, Andrew	2017	3,200.87	1,600.44	1,600.43
1262 R	Stewart, James & Cheryl	2017	5,933.11	2,966.56	2,966.55
1489 R	Stewart, James R. & Cheryl L.	2017	943.00	471.50	471.50
1310 R	Thayer, Emma	2017	952.64	910.81	41.83
1311 R	The Farm At French's Point, LLC	2017	22,209.50	11,104.75	11,104.75
1312 R	The Hersey Retreat At French's Point, LLC	2017	37,635.34	18,817.67	18,817.67
443 R	The Leonard Godet Irrevocable Trust dated August 2	2017	2,157.42	2,114.79	42.63
769 R	The Qualified Personal Residence Trust of	2017	7,486.60	4,000.00	3,486.60
1084 R	Thomas, Lori A.	2017	982.36	491.18	491.18
1317 R	Thomas, Mark	2017	3,467.17	1,733.59	1,733.58
1228 R	Thomas, Mark M. & Lori A.	2017	5,931.88	2,965.94	2,965.94
1324 R	Thompson, Vern & Clara	2017	1,488.92	0.00	1,488.92
1325 R	Thompson, Vern & Clara	2017	272.65	0.00	272.65
1326 R	Thornton, John R. & ET. ALS	2017	4.72	0.00	4.72
1327 R	Thornton, John R. & ET. ALS	2017	4.10	0.00	4.10
1328 R	Thornton, John R. & ET. ALS	2017	6.15	0.00	6.15
1377 R	Trefethen, Jade A.	2017	269.58	0.00	269.58
1379 R	Trimble, Raymond	2017	506.97	0.00	506.97
1537 R	Trimble, Raymond	2017	42.64	0.00	42.64
1517 R	Tutaine-Garcia, Lourdes	2017	4,354.82	1,412.66	2,942.16
1411 R	Wakefield, Joyce	2017	48.79	0.00	48.79
1552 R	Wakefield, Joyce	2017	3,469.63	0.00	3,469.63
1388 R	Walker, Rene	2017	347.89	0.00	347.89
1083 R	Walsh, Mary P.	2017	1,603.72	801.86	801.86
98 R	Wells Fargo Bank, N.A.	2017	1,585.27	0.00	1,585.27
1418 R	Wells, Cynthia	2017	276.75	100.00	176.75
558 R	Wenz, William J. & Jennifer E.	2017	392.17	0.00	392.17

Non Zero Balance on All Accounts

Tax Year: 2017-1 To 2017-1
As of: 05/21/2018

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
1433	R Whitehurst, Jean V. Family Trust	2017	1,793.96	1,068.67	725.29
1434	R Whitehurst, Jean V. Family Trust	2017	345.84	0.89	344.95
1436	R Whitney, Brenda & Christopher	2017	5,617.62	2,808.81	2,808.81
1448	R Wilkinson, James & Marley	2017	178.15	0.00	178.15
51	R Wyman, Kent A.	2017	915.12	457.56	457.56
1472	R Yeo, Russell S.	2017	2,439.30	0.00	2,439.30
1475	R York, Victoria	2017	400.16	0.00	400.16

Total for 237 Accounts: 431,696.58 126,846.12 304,850.46

Payment Summary

Type	Principal	Interest	Costs	Total
A - Abatement	1,926.19	0.00	0.00	1,926.19
P - Payment	122,874.84	0.00	0.00	122,874.84
Y - Prepayment	2,045.09	0.00	0.00	2,045.09
Total	126,846.12	0.00	0.00	126,846.12

Non Lien Summary

2017-1	304,850.46
Total	304,850.46

No Liened Accounts 0.00 0.00 0.00

Payment Summary

Type	Principal	Interest	Costs	Total
Total	0.00	0.00	0.00	0.00

Lien Summary

Total	0.00
-------	------

Total for 237 Accounts: 431,696.58 126,846.12 304,850.46

Non Zero Balance on All Accounts

Tax Year: 2017-1 To 2017-1
As of: 05/21/2018

Acct	Name ----	Year	Original Tax	Payment / Adjustments	Amount Due
52 P	Andrew Bradford	2017	156.83	0.00	156.83
12 P	Fraser, Douglas K.	2017	922.50	461.25	461.25
10 P	Libby's Variety & Cafe	2017	275.54	0.00	275.54
26 P	Robbins, Peter	2017	102.50	0.00	102.50
30 P	Stewart, James	2017	512.50	256.25	256.25
34 P	Thomas, Mark	2017	307.50	0.00	307.50
35 P	Thompson, Vern	2017	153.75	0.00	153.75
62 P	WOOD 'N' NICHOLS	2017	94.51	47.26	47.25

Total for 8 Accounts:	2,525.63	764.76	1,760.87
------------------------------	----------	--------	----------

Payment Summary

Type	Principal	Interest	Costs	Total
C - Correction	-77.58	0.00	0.00	-77.58
P - Payment	842.34	0.00	0.00	842.34
Total	764.76	0.00	0.00	764.76

Non Lien Summary

2017-1	1,760.87
Total	1,760.87

No Liened Accounts	0.00	0.00	0.00
---------------------------	------	------	------

Payment Summary

Type	Principal	Interest	Costs	Total
Total	0.00	0.00	0.00	0.00

Lien Summary

Total	0.00
-------	------

Total for 8 Accounts:	2,525.63	764.76	1,760.87
------------------------------	----------	--------	----------

Maine Municipal Audit Services, PA

Mindy J. Cyr, CPA

Independent Auditors' Report

To the Board of Selectmen
Town of Stockton Springs
Stockton Springs, Maine

We have audited the accompanying financial statements of the governmental activities, the business-type activities, and the aggregate remaining fund information of Town of Stockton Springs, Maine, as of and for the year ended June 30, 2017, and the related notes to the financial statements, which collectively comprise the Town's basic financial statements as listed in the table of contents.

MANAGEMENT'S RESPONSIBILITY FOR THE FINANCIAL STATEMENTS

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation and maintenance of internal control relevant to preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

AUDITOR'S RESPONSIBILITY

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

OPINIONS

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and the aggregate remaining fund information of the Town of Stockton Springs, Maine, as of June 30, 2017, and the respective changes in financial position in accordance with accounting principles generally accepted in the United States of America.

PO Box 313, Levant, Maine 04456
Phone: (207) 884-6408 Email: maineaudits@gmail.com

OTHER MATTERS

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis on pages 5-6 be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

The budgetary comparison information on page 25 is required by accounting principles generally accepted in the United States of America. This information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. The budgetary comparison schedule has been subjected to the auditing procedures applied in the audit of the basic financial statements.

Other Information

The other supplemental information section is the responsibility of management and the schedules were derived from and relate directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit to the basic financial statements. In our opinion, the other supplemental information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Maine Municipal Audit Services, PA

Levant, Maine
September 28, 2017

Town of Stockton Springs, Maine
Balance Sheet
Governmental Funds
June 30, 2017

	General Fund	Other Governmental Funds	Total Governmental Funds
ASSETS:			
Cash and cash equivalents	\$ 769,737.06	\$ 371,674.07	\$ 1,141,411.13
Investments	241,780.37	-	241,780.37
Accounts receivable	10,947.62	-	10,947.62
Prepaid expense	32,331.00	-	32,331.00
Interfund receivables	1,000.00	23,151.69	24,151.69
Tax acquired property	1,193.78	-	1,193.78
Taxes receivable	305,329.30	-	305,329.30
Tax liens receivable	78,310.22	-	78,310.22
TOTAL ASSETS	\$ 1,440,629.35	\$ 394,825.76	\$ 1,835,455.11
LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCES:			
<i>Liabilities:</i>			
Interfund payables	\$ 149,529.45	\$ -	\$ 149,529.45
Accounts payable	24,139.26	-	24,139.26
<i>Total liabilities</i>	<i>173,668.71</i>	<i>-</i>	<i>173,668.71</i>
<i>Deferred inflows of resources:</i>			
Prepaid property taxes	17,105.58	-	17,105.58
Deferred property taxes	306,400.00	-	306,400.00
<i>Total deferred inflows of resources</i>	<i>323,505.58</i>	<i>-</i>	<i>323,505.58</i>
<i>Fund balances:</i>			
Non-spendable	-	24,747.43	24,747.43
Restricted	-	75,438.85	75,438.85
Assigned	72,924.45	294,639.48	367,563.93
Unassigned	870,530.61	-	870,530.61
<i>Total fund balances</i>	<i>943,455.06</i>	<i>394,825.76</i>	<i>1,338,280.82</i>
TOTAL LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND FUND BALANCES	\$ 1,440,629.35	\$ 394,825.76	
<i>Amounts reported for governmental activities in the Statement of Net Position (Stmnt. 1) are different because:</i>			
Depreciable and non-depreciable capital assets as reported in Statement 1			2,037,230.00
Long-term liabilities as reported on Statement 1			(86,119.59)
Deferred property taxes not reported on Statement 1			306,400.00
NET POSITION OF GOVERNMENTAL ACTIVITIES			\$ 3,595,791.23

The accompanying notes are an integral part of this statement.

Town of Stockton Springs, Maine
Statement of Revenues, Expenditures, and Changes in Fund Balances
Governmental Funds
For the Year Ended June 30, 2017

	General Fund	Other Governmental Funds	Total Governmental Funds
REVENUES:			
Property taxes	\$ 3,467,663.31	\$ -	\$ 3,467,663.31
Excise taxes	263,962.28	-	263,962.28
Intergovernmental revenue	196,001.78	-	196,001.78
Charges for services	43,256.64	-	43,256.64
Licenses and permits	10,494.25	-	10,494.25
Investment income	4,685.58	1,921.12	6,606.70
Interest and lien fees	31,266.60	-	31,266.60
Other revenue	50,048.85	2,070.00	52,118.85
<i>Total revenues</i>	<i>4,067,379.29</i>	<i>3,991.12</i>	<i>4,071,370.41</i>
EXPENDITURES:			
General government	304,230.01	-	304,230.01
Public safety	157,473.99	-	157,473.99
Public works	418,254.66	-	418,254.66
Sanitation	82,384.89	-	82,384.89
Social services	21,289.30	-	21,289.30
Education	2,605,004.88	-	2,605,004.88
County tax	337,809.10	-	337,809.10
Debt service	29,819.82	-	29,819.82
Unclassified	21,264.57	1,442.87	22,707.44
<i>Total expenditures</i>	<i>3,977,531.22</i>	<i>1,442.87</i>	<i>3,978,974.09</i>
<i>Excess (deficiency) of revenues over expenditures</i>	<i>89,848.07</i>	<i>2,548.25</i>	<i>92,396.32</i>
OTHER FINANCING SOURCES (USES):			
Transfers in	22,345.23	75,000.00	97,345.23
Transfers out	(58,295.00)	(20,345.23)	(78,640.23)
<i>Total other financing sources (uses)</i>	<i>(35,949.77)</i>	<i>54,654.77</i>	<i>18,705.00</i>
<i>Net change in fund balances</i>	<i>53,898.30</i>	<i>57,203.02</i>	<i>111,101.32</i>
FUND BALANCES - BEGINNING	898,556.76	337,622.74	1,236,179.50
Beginning balance adjustment - see footnotes	(9,000.00)	-	(9,000.00)
FUND BALANCES - ENDING	\$ 943,455.06	\$ 394,825.76	\$ 1,338,280.82

The accompanying notes are an integral part of this statement.

(Continued)

Statement 4
(Continued)

Town of Stockton Springs, Maine
Reconciliation of the Statement of Revenues, Expenditures,
and Changes in Fund Balances of Governmental Funds
to the Statement of Activities
For the Year Ended June 30, 2017

Net change in fund balances - total governmental funds (Statement 4)	\$ 111,101.32
Amounts reported for governmental activities in the Statement of Activities (Stmt. 2) are different due to the following items:	
Depreciation expense recorded on Statement of Activities, yet not required to be recorded as expenditures on Governmental Funds Report	(207,162.00)
Capital outlays expensed on the Governmental Funds Report (Stmt. 4), yet not considered an expense for the purposes of Statement of Activities (Stmt. 2)	228,738.00
Revenues in the Statement of Activities (Stmt 2) that do not provide current financial resources are not reported as revenues in the funds. More specifically, this amount represents the change in deferred property taxes and other deferred revenue.	(11,000.00)
Repayment of bond principal is an expenditure in the governmental funds, but the repayment reduces long-term liabilities in the Statement of Net Assets. More specifically, this represents the net amount of principal reduction in debt service made during the fiscal year.	27,314.55
Changes in net position of governmental activities (see Stmt. 2)	\$ 148,991.87

The accompanying notes are an integral part of this statement.

Town of Stockton Springs, Maine
General Fund
Budgetary Comparison Schedule
For the Year Ended June 30, 2017

	Budgeted Amounts			Variance with Final Budget-
	Original	Final	Actual Amounts	Positive (negative)
REVENUES:				
Property taxes	\$ 3,497,643.48	\$ 3,497,643.48	\$ 3,467,663.31	\$ (29,980.17)
Excise taxes	230,000.00	230,000.00	263,962.28	33,962.28
Intergovernmental revenue	196,510.71	204,128.50	196,001.78	(8,126.72)
Charges for services	40,850.00	40,850.00	43,256.64	2,406.64
Licenses and permits	10,000.00	10,000.00	10,494.25	494.25
Investment income	1,100.00	1,277.12	4,685.58	3,408.46
Interest and lien fees	31,000.00	31,000.00	31,266.60	266.60
Other revenues	36,709.00	38,266.91	50,048.85	11,781.94
<i>Total revenues</i>	<i>4,043,813.19</i>	<i>4,053,166.01</i>	<i>4,067,379.29</i>	<i>14,213.28</i>
EXPENDITURES:				
General government	313,316.00	316,435.16	304,230.01	12,205.15
Public safety	151,727.00	172,640.51	157,473.99	15,166.52
Public works	450,662.00	450,662.00	418,254.66	32,407.34
Sanitation	84,958.00	85,625.63	82,384.89	3,240.74
Social services	19,329.00	19,329.00	21,289.30	(1,960.30)
Education	2,605,004.87	2,605,004.87	2,605,004.88	(0.01)
County tax	337,809.10	337,809.10	337,809.10	-
Debt service	29,261.00	29,261.00	29,819.82	(558.82)
Unclassified	16,588.00	56,472.57	21,264.57	35,208.00
<i>Total expenditures</i>	<i>4,008,654.97</i>	<i>4,073,239.84</i>	<i>3,977,531.22</i>	<i>95,708.62</i>
<i>Excess (deficiency) of revenues over (under) expenditures</i>	<i>35,158.22</i>	<i>(20,073.83)</i>	<i>89,848.07</i>	<i>(81,495.34)</i>
OTHER FINANCING SOURCES (USES):				
Transfers in	1,915.00	15,760.23	22,345.23	(6,585.00)
Transfers (out)	(72,295.00)	(72,295.00)	(58,295.00)	(14,000.00)
<i>Total other financing sources</i>	<i>(70,380.00)</i>	<i>(56,534.77)</i>	<i>(35,949.77)</i>	<i>(20,585.00)</i>
<i>Net changes in fund balances</i>	<i>(35,221.78)</i>	<i>(76,608.60)</i>	<i>53,898.30</i>	<i>(102,080.34)</i>
FUND BALANCES - BEGINNING			898,556.76	
Beginning balance adjustment			(9,000.00)	
FUND BALANCES - ENDING			\$ 943,455.06	

Town of Stockton Springs, Maine
Combining Balance Sheet - All Other Non-Major Governmental Funds
June 30, 2017

	Capital Projects Fund	Special Revenue Fund	Permanent Fund	Total Non-Major Governmental Funds
ASSETS:				
Cash	\$ 280,197.75	\$ 12,539.14	\$ 78,937.18	\$ 371,674.07
Interfund receivables	-	23,151.69	-	23,151.69
TOTAL ASSETS	\$ 280,197.75	\$ 35,690.83	\$ 78,937.18	\$ 394,825.76
LIABILITIES AND FUND BALANCE:				
Fund Balance:				
Non-spendable	\$ -	\$ -	\$ 24,747.43	\$ 24,747.43
Restricted	-	21,249.10	54,189.75	75,438.85
Assigned	280,197.75	14,441.73	-	294,639.48
<i>Total fund balance</i>	280,197.75	35,690.83	78,937.18	394,825.76
TOTAL LIABILITIES AND FUND BALANCES	\$ 280,197.75	\$ 35,690.83	\$ 78,937.18	\$ 394,825.76

Town of Stockton Springs, Maine
Combining Statement of Revenues, Expenditures, and Changes in Fund Balance
All Other Non-Major Governmental Funds
For the Year Ended June 30, 2017

	Capital Projects Fund	Special Revenue Fund	Permanent Funds	Total Non-Major Governmental Funds
REVENUES:				
Interest income	\$ 1,343.59	\$ 62.37	\$ 515.16	\$ 1,921.12
Donations	-	2,070.00	-	2,070.00
<i>Total revenues</i>	<u>1,343.59</u>	<u>2,132.37</u>	<u>515.16</u>	<u>3,991.12</u>
EXPENDITURES:				
Recreation expenses	-	-	-	-
Other expenditures	-	1,442.87	-	1,442.87
<i>Total expenditures</i>	<u>-</u>	<u>1,442.87</u>	<u>-</u>	<u>1,442.87</u>
EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES	<u>1,343.59</u>	<u>689.50</u>	<u>515.16</u>	<u>2,548.25</u>
OTHER FINANCING SOURCES (USES) OF FUNDS:				
Transfers in	75,000.00	-	-	75,000.00
Transfers (out)	(15,639.15)	(4,706.08)	-	(20,345.23)
<i>Total other financing sources (uses)</i>	<u>59,360.85</u>	<u>(4,706.08)</u>	<u>-</u>	<u>54,654.77</u>
EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES	<u>60,704.44</u>	<u>(4,016.58)</u>	<u>515.16</u>	<u>57,203.02</u>
FUND BALANCE - BEGINNING OF YEAR	<u>219,493.31</u>	<u>39,707.41</u>	<u>78,422.02</u>	<u>337,622.74</u>
FUND BALANCE - END OF YEAR	<u>\$ 280,197.75</u>	<u>\$ 35,690.83</u>	<u>\$ 78,937.18</u>	<u>\$ 394,825.76</u>

Financial Summary FY19									
Article #	Expenses	FY 17-18	FY 18-9	Difference	Revenues (Article 31)	FY 17-18	FY 18-19	Difference	
4	Administration	\$ 256,890.12	\$ 260,989.72	\$ 4,099.60	Agent Fees	\$ 6,750.00	\$ 6,800.00	\$ 50.00	
5	Technology	\$ 10,950.00	\$ 10,950.00	\$ -	Clerk Fees	\$ 1,550.00	\$ 1,550.00	\$ -	
6	Legal	\$ 21,000.00	\$ 12,000.00	\$ (9,000.00)	Copy/Fax Fees	\$ 700.00	\$ 650.00	\$ (50.00)	
8	G.A.	\$ 4,350.00	\$ 5,525.00	\$ 1,175.00	Bank Interest	\$ 1,100.00	\$ 2,000.00	\$ 900.00	
9-15	P.A.	\$ 18,148.00	\$ 21,326.00	\$ 3,178.00	Insurance	\$ 2,500.00	\$ 2,500.00	\$ -	
16	Animal Control	\$ 7,082.00	\$ 7,185.00	\$ 103.00	Franchise Fees	\$ 2,500.00	\$ 2,500.00	\$ -	
17	E911	\$ 821.00	\$ 771.00	\$ (50.00)	Tax Bill Interest	\$ 20,000.00	\$ 20,000.00	\$ -	
18	Fire	\$ 82,530.00	\$ 81,969.00	\$ (561.00)	Lien Costs	\$ 6,500.00	\$ 6,500.00	\$ -	
19	PD	\$ 52,816.00	\$ 51,262.00	\$ (1,554.00)	Veterans Exemptions	\$ 3,000.00	\$ 3,500.00	\$ 500.00	
20	Ambulance	\$ 121,965.76	\$ 150,333.76	\$ 28,368.00	Tree Growth	\$ 2,500.00	\$ 2,800.00	\$ 300.00	
7	Assessing	\$ 34,271.00	\$ 38,816.00	\$ 4,545.00	Building Permits	\$ 4,000.00	\$ 4,000.00	\$ -	
7	Code	\$ 17,161.00	\$ 18,342.00	\$ 1,181.00	Planning Board Fees	\$ 200.00	\$ 250.00	\$ 50.00	
25	Harbor	\$ 30,061.00	\$ 24,173.00	\$ (5,888.00)	LPI Interior/Exterior	\$ 200.00	\$ 250.00	\$ 50.00	
21	Public Works	\$ 478,847.55	\$ 475,567.00	\$ (3,280.55)	Gravel Pit Licenses/Inspections	\$ 2,000.00	\$ 2,000.00	\$ -	
22	Cemeteries	\$ 8,950.00	\$ 9,500.00	\$ (3,000.00)	LPI 75%	\$ 2,000.00	\$ 2,500.00	\$ 500.00	
23	Streetslights	\$ 8,800.00	\$ 9,000.00	\$ 200.00	Sale of Foreclosed Property	\$ 2,500.00	\$ 2,500.00	\$ -	
24	Sanitation	\$ 113,469.00	\$ 96,946.00	\$ (16,523.00)	G.A. Reimbursement	\$ 1,500.00	\$ 2,500.00	\$ 1,000.00	
28	Shellfish	\$ 2,804.00	\$ 2,748.00	\$ (56.00)	Prospect Retainer Fee	\$ 5,000.00	\$ 5,000.00	\$ -	
27	Recreation	\$ 3,859.00	\$ 5,025.00	\$ 1,166.00	Donations (Amb., Fire)	\$ 1,600.00	\$ 3,000.00	\$ 1,400.00	
26	Parks	\$ 3,800.00	\$ 2,745.00	\$ (1,055.00)	Carry Forward: Cemetery	\$ -	\$ 3,000.00	\$ 3,000.00	
	WWTP Feasibility Study	\$ 7,000.00	\$ -	\$ (7,000.00)	Ambulance Fees	\$ 90,000.00	\$ 85,000.00	\$ (5,000.00)	
29-30	Capital Reserves	\$ 48,000.00	\$ 64,200.00	\$ 16,200.00	Auto Excise	\$ 230,000.00	\$ 235,000.00	\$ 5,000.00	
	Total	\$ 1,333,575.43	\$ 1,345,823.48	\$ 12,248.05	State Park Fee Sharing	\$ 5,000.00	\$ 5,000.00	\$ -	
					Searsport Reimbursement	\$ 565.00	\$ 565.00	\$ -	
					Road Subsidy URIP	\$ 34,592.00	\$ 35,000.00	\$ 408.00	
					Use of Harbor Surplus (to capital reserve)	\$ -	\$ 3,100.00	\$ 3,100.00	
	Total Town Expenses	1,345,823.48			Use of Fund Bal. Cemetery	\$ 1,500.00	\$ -	\$ (1,500.00)	
	Total Expected Revenue	596,830.00			Clam- 72 hr license	\$ 300.00	\$ 200.00	\$ (100.00)	
	Expected Tax Contribution	748,993.48			Clam- Resident	\$ 500.00	\$ 220.00	\$ (280.00)	
					Clam- Non-resident	\$ -	\$ 80.00	\$ 80.00	
					Rec Class Fee	\$ 2,000.00	\$ -	\$ (2,000.00)	
	Last Year's Contribution	741,412.43			Use of Fund Bal.-Parks, AC	\$ 3,800.00	\$ 4,545.00	\$ 745.00	
	This Year's	748,993.48			Use of Special Revenue Fund- Rec/Heat	\$ 4,000.00	\$ 4,000.00	\$ -	
	Difference	7,581.05			Harbor Income	\$ 3,000.00	\$ 2,000.00	\$ (1,000.00)	
					Boat Excise	\$ 2,500.00	\$ 2,500.00	\$ -	
					Mooring- Non-resident	\$ 8,500.00	\$ 8,500.00	\$ -	
					Mooring- Resident	\$ 5,000.00	\$ 5,000.00	\$ -	
					Mooring Rent	\$ 1,400.00	\$ 1,400.00	\$ -	
					Dock Rent	\$ 500.00	\$ 500.00	\$ -	
					Dingy Fees	\$ 3,800.00	\$ 3,800.00	\$ -	
					Pump Out Barge	\$ 1,800.00	\$ 1,800.00	\$ -	
					Trash Tags	\$ 32,000.00	\$ 32,000.00	\$ -	
					Prospect Reimbursement	\$ 720.00	\$ 720.00	\$ -	
					Advertising	\$ -	\$ 100.00	\$ 100.00	
					MRC	\$ 3,500.00	\$ -	\$ (3,500.00)	
					Sale of Surplus Property	\$ 2,000.00	\$ 2,000.00	\$ 2,000.00	
					Total	\$ 501,077.00	\$ 506,830.00	\$ 5,753.00	
								\$ -	
					Revenue Sharing	\$ 91,086.00	\$ 90,000.00	\$ -	
					Total*	\$ 592,163.00	\$ 596,830.00	\$ 4,667.00	

TOWN OF STOCKTON SPRINGS, MAINE

2018 ANNUAL MEETING FOR THE YEAR

Beginning JULY 1ST, 2018 and Ending JUNE 30TH, 2019

To: Christina Hassapelis, a resident in the Town of Stockton Springs, County of Waldo, State of Maine.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Stockton Springs, Maine in said County, qualified by law to vote in town affairs, to meet at the Stockton Springs Municipal Building, in said Town, on Tuesday the 12th day of June 2018, at eight (8) o'clock in the forenoon, to act on Article 1 through 3. Pursuant to 21-A, M.R.S.A. Section 759(7) absentee ballots will be processed at the polls;

AND to notify and warn the said voters that the meeting will reconvene at nine (9) o'clock in the forenoon on Saturday the 16th day of June 2018 at the Stockton Springs Town Office then and there to act upon Articles 4 through 48 as set out below, to wit;

ARTICLE 1: To Elect a Moderator to preside over said meeting.

ARTICLE 2: To elect by secret ballot all municipal officers and school committee members as are required to be elected for the ensuing year.

ARTICLE 3: To vote by secret ballot whether or not the Town is in favor of pursuing funding and other resources for the purpose of constructing a Wastewater Treatment Facility in the commercially zoned area along the Route 1 corridor of Stockton Springs.

Note: The Wastewater Collection & Treatment Facility Feasibility Study, approved at the June 17, 2017 Town Meeting, has been completed. Based on this study, the initial up front cost is expected to be approximately \$4.43 million for current wastewater flow. The operating and maintenance cost is approximately \$113,000 per year for the current wastewater flow.

Polls for Voting on Articles 1 through 3 will open at 8:00AM and close at 8:00PM.

BUDGET ADOPTION SECTION

ARTICLE 4: To see if the Town will vote to raise and appropriate \$260,989.72 for ADMINISTRATION purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
ADMINISTRATION	\$224,785.28	\$256,890.12	\$260,989.72	\$4,099.60

SELECT BOARD RECOMMENDS RAISING \$260,989.72

ARTICLE 5: To see if the Town will vote to raise and appropriate \$10,950.00 for TECHNOLOGY purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
TECHNOLOGY	\$11,675.00	\$10,950.00	\$10,950.00	\$0

SELECT BOARD RECOMMENDS RAISING \$10,950.00

ARTICLE 6: To see if the Town will vote to raise and appropriate \$12,000.00 for LEGAL purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
LEGAL	\$13,953.62	\$21,000.00	12,000.00	(\$9,000.00)

SELECT BOARD RECOMMENDS RAISING \$12,000.00

ARTICLE 7: To see if the Town will vote to raise and appropriate \$57,158.00 for ASSESSING/CEO/Planning purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
ASSESSING	\$37,100.20	\$34,271.00	\$38,816.00	\$4,545.00
CEO/LPI/PB	<u>\$16,715.91</u>	<u>\$17,161.00</u>	<u>\$18,342.00</u>	<u>\$1,181.00</u>
TOTALS	\$53,816.11	\$51,432.00	\$57,158.00	\$5,726.00

SELECT BOARD RECOMMENDS RAISING \$57,158.00

ARTICLE 8: To see if the Town will vote to raise and appropriate \$5,525.00 for GENERAL ASSISTANCE purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
GENERAL ASSISTANCE	\$5,835.30	\$4,350.00	\$5,525.00	\$1,175.00

SELECT BOARD RECOMMENDS RAISING \$5,525.00

ARTICLE 9: To see if the Town will vote to raise and appropriate \$7,446.00 for WALDO COUNTY CAP purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
WALDO COUNTY CAP	\$4,054.00	\$5,948.00	\$7,446.00	\$1,498.00

ARTICLE HAS BEEN PLACED ON THE WARRANT PURSUANT TO A PETITION

ARTICLE 10: To see if the Town will vote to raise and appropriate \$400.00 for THE GAME LOFT purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
THE GAME LOFT	\$400.00	\$150.00	\$400.00	\$250.00

ARTICLE HAS BEEN PLACED ON THE WARRANT PURSUANT TO A PETITION

ARTICLE 11: To see if the Town will vote to raise and appropriate \$10,000.00 for DONATION purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
DONATION-Library	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 0.00
DONATION-Historical Society	\$ 4,000.00	\$ 4,000.00	\$ 4,000.00	\$ 0.00
	\$10,000.00	\$10,000.00	\$10,000.00	\$ 0.00

SELECT BOARD RECOMMENDS RAISING \$10,000.00

ARTICLE 12: To see if the Town will vote to raise and appropriate \$1,155.00 for NEW HOPE FOR WOMEN purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
NEW HOPE FOR WOMEN	\$0.00	\$700.00	\$1,155.00	\$455.00

ARTICLE HAS BEEN PLACED ON THE WARRANT PURSUANT TO A PETITION

ARTICLE 13: To see if the Town will vote to raise and appropriate \$450.00 for BROADREACH FAMILY & COMMUNITY SERVICES purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
BROADREACH	\$0.00	\$350.00	\$450.00	\$100.00

ARTICLE HAS BEEN PLACED ON THE WARRANT PURSUANT TO A PETITION

ARTICLE 14: To see if the Town will vote to raise and appropriate \$500.00 for CENTRAL MAINE AREA AGENCY ON AGING purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
AREA AGENCY ON AGING	\$0.00	\$500.00	\$500.00	\$0

ARTICLE HAS BEEN PLACED ON THE WARRANT PURSUANT TO A PETITION

ARTICLE 15: To see if the Town will vote to raise and appropriate \$1,375.00 to be distributed to: the American Red Cross, Community Health and Counseling Services, The Lifelight Foundation, and YMCA purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
GENERAL DONATIONS	\$0.00	\$0.00	\$1,375.00	\$1,375.00

THE SELECT BOARD RECOMMENDS RAISING \$1,375.00

ARTICLE 16: To see if the Town will vote to raise and appropriate \$7,185.00 for ANIMAL CONTROL purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
ANIMAL CONTROL	\$7,000.12	\$7,082.00	\$7,185.00	\$103.00

SELECT BOARD RECOMMENDS RAISING \$7,185.00

ARTICLE 17: To see if the Town will vote to raise and appropriate \$771.00 for E-911/HEALTH OFFICER/EMA purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
E-911/HEALTH OFFICER/EMA	\$830.28	\$821.00	\$771.00	(\$50.00)

SELECT BOARD RECOMMENDS RAISING \$771.00

ARTICLE 18: To see if the Town will vote to raise and appropriate \$81,969.00 for FIRE DEPARTMENT purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
FIRE DEPARTMENT	\$83,406.36	\$82,530.00	\$81,969.00	(\$561.00)

SELECT BOARD RECOMMENDS RAISING \$81,969.00

ARTICLE 19: To see if the Town will vote to raise and appropriate \$51,262.00 for LAW ENFORCEMENT purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
LAW ENFORCEMENT	\$57,539.08	\$52,816.00	\$51,262.00	(\$1,554.00)

SELECT BOARD RECOMMENDS RAISING \$51,262.00

ARTICLE 20: To see if the Town will vote to raise and appropriate \$150,333.76 for AMBULANCE purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2017-2018 Request	Dollar Diff
AMBULANCE	\$97,238.67	\$121,965.76	\$150,333.76	\$28,368.00

SELECT BOARD RECOMMENDS RAISING \$150,333.76

ARTICLE 21: To see if the Town will vote to raise and appropriate \$475,567.00 for PUBLIC WORKS purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
PUBLIC WORKS	\$480,649.60	478,847.55	\$475,567.00	(\$3,280.55)

SELECT BOARD RECOMMENDS RAISING \$475,567.00

ARTICLE 22: To see if the Town will vote to raise and appropriate \$5,950.00 for CEMETERIES purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
CEMETERIES	\$1,930.00	\$8,950.00	\$5,950.00	(\$3,000.00)

SELECT BOARD RECOMMENDS RAISING \$5,950.00

ARTICLE 23: To see if the Town will vote to raise and appropriate \$9,000.00 for STREETLIGHT purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
STREETLIGHTS	\$ 8,698.15	\$8,800.00	\$9,000.00	\$ 200.00

SELECT BOARD RECOMMENDS RAISING \$9,000.00

ARTICLE 24: To see if the Town will vote to raise and appropriate \$96,946.00 for SANITATION/RECYCLING purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
SANITATION/RECYCLING	\$84,599.89	\$113,519.00	\$96,946.00	(\$16,573.00)

SELECT BOARD RECOMMENDS RAISING \$96,946.00

ARTICLE 25: To see if the Town will vote to raise and appropriate \$24,173.00 for HARBOR purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
HARBOR	\$22,971.37	\$30,061.00	\$24,173.00	(\$5,888.00)

SELECT BOARD RECOMMENDS RAISING \$24,173.00

ARTICLE 26: To see if the Town will vote to raise and appropriate \$2,745.00 for PARKS purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
PARKS	\$5,712.66	\$3,800.00	\$2,745.00	(\$1,055.00)

SELECT BOARD RECOMMENDS RAISING \$2,745.00

ARTICLE 27: To see if the Town will vote to raise and appropriate \$5,025.00 for RECREATION purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
RECREATION	\$3,473.33	\$3,859.00	\$5,025.00	\$1,166.00

SELECT BOARD RECOMMENDS RAISING \$5,025.00

ARTICLE 28: To see if the Town will vote to raise and appropriate \$2,748.00 for SHELLFISH purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff
SHELLFISH	\$2,446.88	\$2,804.00	\$2,748.00	(\$56.00)

SELECT BOARD RECOMMENDS RAISING \$2,748.00

ARTICLE 29: To see if the Town will vote to authorize the Select Board, on behalf of the town, to authorize the expenditure from Capital Reserves for the purposes of covering an emergency expense or replacement vehicle.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 30: To see if the Town will vote to raise and appropriate \$64,100.00 for CAPITAL RESERVES purposes, or take any action thereon:

	2016-17 Actual	2017-2018 Budget	2018-2019 Request	Dollar Diff.
AMBULANCE	\$ 10,000.00	\$ 15,000.00	\$20,000.00	\$5,000.00
PUBLIC WORKS VEHICLE	\$ 20,000.00	\$ 20,000.00	\$25,000.00	\$5,000.00
POLICE CRUISER	\$ 3,000.00	\$ 3,000.00	\$ 2,000.00	(\$1,000.00)
FIRE DEPARTMENT VEHICLE	\$ 10,000.00	\$ 10,000.00	\$13,500.00	\$3,500.00
HARBOR BOAT	\$ 500.00	\$ 0.00	\$ 1,000.00	\$1,000.00
HARBOR DOCKS & PIERS	\$ 20,000.00	\$ 0.00	\$ 2,100.00	\$2,100.00
ECONOMIC DEVELOPMENT	\$ 5,000.00	\$ 0.00	\$ 0.00	\$ 0.00
OFFICE EQUIPMENT	\$ 0.00	\$ 0.00	\$ 500.00	\$ 500.00
	\$ 68,500.00	\$ 48,000.00	\$64,100.00	\$16,100.00

SELECT BOARD RECOMMENDS RAISING \$64,100.00

ARTICLE 31: To see what sum of money the Town will vote to appropriate from ANTICIPATED NON-PROPERTY-TAX REVENUES to reduce the property taxes for the fiscal year 2018-2019 as detailed below, or take any action thereon:

Note: All table revenue entries are in dollars.

	2016-17 Actual	2017-18 Budget	2018-19 Request	Dollar Difference
Clerk Fees	1,830.60	1,550.00	1,550.00	0
Fax and Copies	674.34	700.00	650.00	(50.00)
Agent Fees	7,320.50	6,750.00	6,800.00	50.00
Bank Interest	4,685.58	1,100.00	2,000.00	900.00
Insurance Dividends	17,596.44	2,500.00	2,500.00	0
Cable TV Franchise Fees	3,522.97	2,500.00	2,500.00	0
Tax Exemptions	7,617.79	5,500.00	6,300.00	800.00
Lien Cost Revenue	8,789.29	6,500.00	6,500.00	0
Tax Interest	22,477.31	20,000.00	20,000.00	0
Sale of Foreclosed Property	0	2,500.00	2,500.00	0
Planning Board Fees	225.00	200.00	250.00	50.00
Permit Fees(PL, BLDG, Gravel)	9,764.25	8,200.00	8,750.00	550.00
Advertising Reimbursement	0	0	100.00	100.00
Searsport Reimbursement	565.00	565.00	565.00	0
General Assistance Reimb.	2,444.82	1,500.00	2,500.00	1,000.00
Shellfish Licenses	580.00	800.00	500.00	(300.00)
U.R.I.P. (local road assist.)	34,632.00	34,592.00	35,000.00	408.00
Pump-Out Barge Reimb.	1,506.04	1,800.00	1,800.00	0
Recreation Fees	1,802.99	2,000.00	0	(2,000.00)
State Park Rev. Sharing	6,598.37	5,000.00	5,000.00	0
Boat Excise	3,082.30	2,500.00	2,500.00	0
Harbor Income	23,634.48	22,200.00	21,200.00	(1,000.00)
Pay As You Throw trash tags	32,711.20	32,000.00	32,000.00	0
MRC Reimb.	7,147.56	3,500.00	0	(3,500.00)
Ambulance Charges	78,060.54	90,000.00	85,000.00	(5,000.00)
Prospect Reimb.	5,720.00	5,720.00	5,720.00	0
Auto Excise Collections	263,962.28	230,000.00	235,000.00	5,000.00
Ambulance Donations	7,677.00	1,600.00	3,000.00	1,400.00
Sale of Surplus Property	1,456.97	0	2,000.00	2,000.00
Cemetery Carry Forward	0	0	3,000.00	3,000.00
Use of Assigned Gen Fund Bal	12,250.00	5,300.00	4,545.00	(755.00)
Donation/Misc.	7,780.82	0	0	0
Use of Harbor Balance	20,500.00	0	3,100.00	3,100.00
Use of Special Revenue Funds	814.00	4,000.00	4,000.00	0
State Municipal Rev. Sharing	81,263.00	91,086.00	90,000.00	(1,086.00)
TOTALS	678,693.44	592,163.00	596,830.00	4667.00

SELECT BOARD RECOMMENDS ACCEPTING NON-PROPERTY TAX REVENUES

ARTICLE 32: To see if the Town will vote to accept and appropriate certain State Funds as provided by the Maine State Legislature during the fiscal year beginning July 1, 2018 and any other funds provided by any other entity included but not limited to:

- A. Municipal Revenue Sharing
- B. Local Road Assistance
- C. Emergency Management Assistance
- D. Snowmobile Registration Money
- E. Tree Growth Reimbursement
- F. General Assistance Reimbursement
- G. Veteran's Exemption Reimbursement
- H. State Grant or Other Funds

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 33: To see if the Town will authorize the Select Board to establish a Capital Reserve Account for the purpose of a Fire House Building and to raise and appropriate \$100.00 to the account.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ORDINANCE ADOPTION SECTION

ARTICLE 34: Shall Amendments/Proposed Changes to an ordinance, entitled Town of Stockton Springs LAND USE Ordinance, be enacted?

An attested copy of the revised text of the proposed ordinance has been posted together with this Warrant, and copies are available from the Town Clerk.

ARTICLE 35: Shall Amendments/Proposed Changes to an ordinance, entitled Town of Stockton Springs SITE PLAN REVIEW Ordinance, be enacted?

An attested copy of the revised text of the proposed ordinance has been posted together with this Warrant, and copies are available from the Town Clerk.

ARTICLE 36: Shall Amendments/Proposed Changes to an ordinance, entitled Town of Stockton Springs SUBDIVISION Ordinance, be enacted?

An attested copy of the revised text of the proposed ordinance has been posted together with this Warrant, and copies are available from the Town Clerk.

ARTICLE 37: Shall Amendments/Proposed Changes to an ordinance, entitled Town of Stockton Springs COASTAL WATER & HARBOR Ordinance, be enacted?

An attested copy of the revised text of the proposed ordinance has been posted together with this Warrant, and copies are available from the Town Clerk.

ARTICLE 38: Shall Amendments/Proposed Changes to an ordinance, entitled Town of Stockton Springs SHELLFISH CONSERVATION Ordinance, be enacted?

An attested copy of the revised text of the proposed ordinance has been posted together with this Warrant, and copies are available from the Town Clerk.

ARTICLE 39: Shall Amendments/Proposed Changes to an ordinance, entitled Town of Stockton Springs APPLICATION, LICENSE, AND PERMIT FEES Ordinance, be enacted?

An attested copy of the full text of the proposed ordinance has been posted together with this Warrant, and copies are available from the Town Clerk.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE ON ALL AS PRINTED

TOWN BUSINESS SECTION

ARTICLE 40: To see if the Town will vote to set the dates that FY 2018-19 Real and Personal Property Taxes are due, as follows: 1st half shall be due **TUESDAY**, October 23th, 2018 (postmarks accepted) and the 2nd half shall be due **TUESDAY**, April 23th, 2019 (postmarks accepted) and to charge interest at the rate of eight (8%) percent per annum for 2018-19 tax payments made after the respective due dates, or take any action thereon.

(Note of Explanation: Eight (8%) percent is the maximum allowed to be charged pursuant to M.R.S.A. Title 36, Section 505(4))

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 41: To see if the Town will authorize the Select Board on behalf of the Town to sell any real estate or other property acquired by the Town for non-payment of taxes (foreclosure), by sealed bids, unless the property is to be conveyed to the person(s), or heirs or assigns, against whom the taxes were assessed; and to allow the Select Board to authorize the Treasurer to waive automatic lien foreclosures when it is the best interest of the town. Conveyances to the person(s), or heirs or assigns, shall only be made after the successful payment of all the outstanding taxes, fees, and interest have been completed; when appropriate, the Select Board will execute, on behalf of the Town, quitclaim deeds.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 42: To see if the Town will vote to authorize the Tax Collector to accept payment of real estate and personal property taxes not yet due or committed and to set the rate of interest at 0% for overpayments pursuant to M.R.S.A. Title 36, Section 506.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 43: To see if the Town will vote to authorize the payment of tax abatements and applicable interest approved by the Town's Assessor from the property tax overlay account.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 44: To see if the Town will vote to authorize the Select Board, on behalf of the Town, to accept and expend grants, donations, gifts, or other funds from State, Federal, and other sources to support the municipal function, operation, or improvement of the Town during the period July 1, 2018 until June 30, 2019. These expenditures may be reflected outside of the Town's approved budget.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 45: To see if the Town will vote to authorize the Select Board to carry forward account balances, customarily approved by the auditor, which occurred in the Town's operation during the fiscal year ending June 30, 2018.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 46: To see if the Town will vote to authorize the transfer of all unexpended balances to the Unassigned Fund Balance and to authorize any overdrafts that may occur in Town operations during the fiscal year ending June 30, 2019 to be taken from Unassigned Fund Balance.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

ARTICLE 47: To see if the Town will vote to authorize the Select Board, on behalf of the Town, to review and approve contracts longer than one year provided there is a termination clause should funds not be approved beyond the first year.

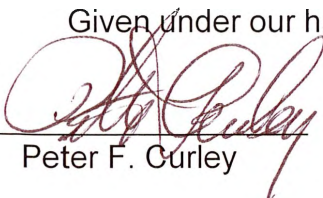
SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED

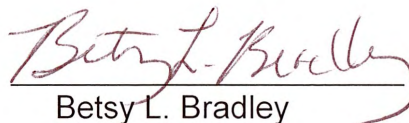
ARTICLE 48: To see if the Town, pursuant to 23 MRSA § 3025, will vote to accept the dedication made by Midcoast Ventures, LLC of title in fee simple in a strip of land bounded and described as follows: road from Maple Street, crossing railroad to waterfront land on parcels indicated on the Tax Map as U8-002 and U8-007, and to accept and establish a town way on said strip of land.


Note: If approved, road would be deeded to Town without any maintenance, plowing, or any other associated costs and recorded with the Registry of Deeds.

SELECT BOARD RECOMMENDS: VOTE AFFIRMATIVE AS PRINTED


Given under our hands this 17th day of May, 2018 at Stockton Springs, Maine.


Peter F. Curley


Betsy L. Bradley


Thomas H. Fraser

The Registrar of Voters gives notice that citizens will be able to register to vote on both
June 12, 2018 from 8:00AM to 8:00PM and on
June 16, 2018 from 8:30AM to close of meeting.

A true copy of the warrant,
Attest:  Town Clerk

					5.20.17
	RESERVE BALANCES AND PROJECTED USE				
	Balance	Addition	Subtraction	Projected Balance	Requested
	6/30/2017			6/30/2018	Amt. FY 19
Special Revenue Fund					
Flag Donations	\$ -			\$ -	\$ -
Recreation	\$ 4,446.75		\$ 2,000.00	\$ 2,446.00	\$ 1,000.00
Keep the Heat On	\$ 11,574.07	\$ 334.00	\$ 2,100.00	\$ 9,808.07	\$ 3,000.00
Junior Fire Department	\$ 1,274.04			\$ 1,281.00	\$ -
Fire Department Donations	\$ 1,593.62			\$ 1,593.62	\$ -
	\$ 18,888.48				\$ 4,000.00
Restricted Fund Balance					
Septic Grant	\$ 9,984.00			\$ 9,984.00	\$ -
Housing Assist	\$ 11,265.10			\$ 11,265.10	\$ -
Lambert Trust	\$ 42,351.53			\$ 42,481.53	\$ -
Kayla Bickford Scholarship	\$ 2,343.32			\$ 2,348.32	\$ -
Laverne Davis	\$ 403.37			\$ 406.44	\$ -
Various Cemeteries	\$ 9,091.53			\$ 9,110.50	\$ -
	\$ 84,530.38				\$ -
Assigned General Fund Balances					
Animal Control	\$ 2,598.66			\$ 2,620.10	\$ 1,800.00
Parks	\$ 7,987.55		\$ 3,800.00	\$ 4,241.50	\$ 2,745.00
Harbor Shellfish Study	\$ 10,648.36			\$ 10,725.43	\$ -
Recycling	\$ 7.63			\$ 7.73	\$ -
Injury Fund	\$ 3,417.04			\$ 3,444.72	\$ -
Sandy Point Trails	\$ 150.03			\$ 151.01	\$ -
Shellfish	\$ 158.33			\$ 160.25	
Forestry	\$ 6,462.79			\$ 6,496.22	\$ -
Cemetery Restoration	\$ 1,597.15		\$ 1,500.00	\$ 111.00	\$ -
Assessing Revaluation	\$ 3,119.16			\$ 3,141.28	\$ -
	\$ 36,146.70				\$ 4,545.00
Capital Projects					
PW Replacement	\$ 70,774.09	\$ 20,000.00	\$ 90,000.00	\$ 1,545.77	
Office Equipment	\$ 6,043.44	\$ -	\$ 6,000.00	\$ 43.00	
Ambulance Replacement	\$ 67,277.72	\$ 15,000.00	\$ 65,000.00	\$ 17,427.69	\$ 17,400.00
Law Vehicle	\$ 3,012.39	\$ 3,000.00		\$ 6,043.48	
Fire Vehicle	\$ 102,064.49			\$ 82,698.94	
Harbor Boat Reserve	\$ 1,892.44	\$ -		\$ 1,906.23	
Harbor Dock Reserve	\$ 24,119.20	\$ -		\$ 24,307.94	
Economic Deve.	\$ 5,013.98	\$ -	\$ 5,000.00	\$ 41.90	
	\$ 280,197.75			\$ 134,014.95	\$ 34,490.00

NOTICE: Proposed Ordinance Revisions. Only pages with material changes are included. Full copies can be obtained at the Town Office.



LAND USE ORDINANCE

for the Town of Stockton Springs

Adopted by the Town of Stockton Springs on June 19, 1974

Amended July 1996

Amended June 19, 1999

Amended March 11, 2000

Amended June 14, 2003

Amended June 26, 2004

Amended June 25, 2005

Amended June 24, 2006

Amended June 16, 2007

Amended June 14, 2008

Amended June 20, 2009

Amended June 8, 2010

Amended June 18, 2011

Amended June 25, 2016

Amended June 17, 2017

[Amended June 16, 2018](#)

Attested by: _____

Title: _____

TABLE OF CONTENTS

Table of Contents	
Zoning Map.....	
Section 1 – Title	<u>74</u>
Section 2 – Purpose	<u>74</u>
Section 3 – Authority	<u>74</u>
Section 4 – Applicability	<u>74</u>
Section 5 – Conflicts with Other Ordinances.....	<u>74</u>
Section 6 – Amendments	<u>82</u>
Section 7 – Validity & Severability	<u>82</u>
Section 8 – Effective Date	<u>82</u>
Section 9 – Districts and Zoning Map	<u>82</u>
9.1. Districts	<u>82</u>
9.2. Zoning Map	<u>92</u>
9.3. Amendments.....	<u>93</u>
9.4. Interpretations of District Boundaries	<u>93</u>
Section 10 – Administration	<u>93</u>
10.1. Administrating Bodies and Agents	<u>93</u>
<u>10.1.1a.</u> Code Enforcement Officer and Assistant(s).....	<u>93</u>
<u>10.1.2b.</u> Zoning Board of Appeals	<u>93</u>
<u>10.1.3e.</u> Planning Board.....	<u>93</u>
10.2. Permitting	<u>104</u>
<u>10.2.1a.</u> Permit Requirements	<u>104</u>
<u>b-10.2.2</u> Application for Permit.....	<u>104</u>
<u>10.2.3e.</u> Procedure for Administering Permits.....	<u>104</u>
<u>d. Certificate of Occupancy.</u>	<u>5</u>
10.3. Fee Schedule.....	<u>115</u>
10.4. Measurement of Building Space	<u>115</u>
10.5. Certificate of Occupancy Required	<u>116</u>
Section 11 – Non-Conforming Uses.....	<u>137</u>
Section 12 – Variances	<u>137</u>
<u>12.1. Variances</u>	<u>7</u>
<u>12.1.i.</u> Disability Variance	<u>137</u>
<u>12.2.ii.</u> Setback Variance for Single-Family Dwelling	<u>137</u>
<u>12.3iii.</u> Variance from Dimensional Standards	<u>148</u>
Section <u>13XIII</u> – Enforcement.....	<u>159</u>
<u>13.1A.</u> Nuisances	<u>159</u>
<u>13.2B.</u> Code Enforcement Officer	<u>159</u>

13.3C. Legal Action	1610
13.4D. Fines & Penalties	1610
Section 14XIV – Zoning Districts	1610
14.1A. District Establishment	1610
14.1.1i. Town Square District (TS)	1610
14.1.2ii. Village 1 District (V1)	1610
14.1.3iii. Village 2 District (V2)	1710
iv. 14.1.4 Residential 1 District (R1)	1711
14.1.5v. Residential 2 District (R2)	1711
14.1.6vi. Residential 3 District (R3)	1711
14.1.7vii. Mixed Use District (M)	1811
14.1.8viii. Commercial District (CM)	1811
14.1.9ix. Rural District (R)	1812
14.1.10x. Conservation (C)	1812
14.2B. Prohibited Uses	1912
Section 15XV – General Performances Standards	1912
15.1A. Agriculture	1912
15.2B. Campgrounds	1913
15.3C. Bulk Oil and Chemical Storage	1913
15.4D. Clearing	2013
15.5E. Conversions	2013
15.6F. Dust, Fumes, Vapors, Gases, Odors, Noises, Glare & Explosive Materials	2014
15.7G. Electrical Installations	2014
15.8H. Erosion & Sedimentation Control	2114
15.9I. Mineral Extraction	2114
15.10J. Groundwater Protection	2115
15.11K. Home Occupations	2115
15.12L. Junkyards and Automobile Graveyards	2216
15.13M. Lot Standards	2316
15.14N. Lighting	2317
15.15O. Mobile Home Parks	2317
15.16P. Mobile Homes and Recreational Vehicles	2317
15.17Q. Multiple Uses on a Single Lot	2418
15.18R. Municipal Services	2518
15.19S. Preservation and Enhancement of the Landscape	2518
15.20T. Road Construction	2519
15.20.1i. Erosion Control	2519
15.20.2ii. Road Standards	2519
15.20.3iii. Town Road Entrance	2619
15.20.4iv. Emergency Vehicle Access	2620
15.21U. Sanitary Standards	2720
15.22V. Signs	2720
15.22.1i. For Residential Uses Only the Following Signs Shall be Permitted	2720
ii. 15.22.2 Limitations on Types of Signs	2721

15.22.3iii. The Sign Regulations	2721
15.22.4iv. Calculation of the Sign Area	281
15.22.5v. Directional Signs	2821
15.22.6vi. All Signs Shall be Properly Maintained and Kept	2822
15.22.7vii. Temporary Signs	2822
-15.22.8viii. For Industrial, Commercial, Educational, Industrial and Religious Uses	2822
15.22.9ix. Outdoor Advertising and Signs	2923
15.23W. Soils	2923
15.24X. Structure	3023
15.24.1i. Flood Hazard	3023
15.24.2ii. Minimum Setbacks	3023
15.24.3iii. Building or Structure Height	3024
15.25Y. Timber Harvesting	3024
15.26Z. Water Quality Protection	3124
15.27AA. Wireless Telecommunication Facilities	3124
15.28BB. Off- Street Parking and Loading	3125
Section 16XVI Appeals	3327
16.1A. Appeals to the Zoning Board of Appeals	3328
16.2B. Appeals to the Superior Court	3328
Section 17XVII Definitions	3328
Appendix A – Allowable Uses for Land Use Activity Chart	5246
Appendix B – Lot Dimension Chart	5649
Appendix C – Fee Schedule	51

TOWN OF STOCKTON SPRINGS

SECTION ~~1~~. TITLE

This Ordinance shall be known and may be cited as the Land Use Ordinance of the Town of Stockton Springs, Maine and will be referred to herein as “this Ordinance”.

SECTION ~~2~~H. PURPOSE

The purposes of the Ordinance are:

1. To implement the provisions of the Town’s Comprehensive Plan;
2. To encourage growth in the identified growth areas of the Community, and to limit growth in the rural areas;
3. To promote the health, safety, and general welfare of the residents of the Community;
4. To encourage the appropriate use of land throughout the Community;
5. To promote traffic safety;
6. To provide safety from fire and other elements;
7. To provide an allotment of land area in new development sufficient for adequate enjoyment of community life;
8. To conserve natural resources.

SECTION ~~3~~H. AUTHORITY

This Ordinance is adopted pursuant to the enabling provisions of Article VIII, Part 2, Section 1 of the Maine Constitution Title 30-A, MRSA Section 3001 (Home Rule), the State’s Comprehensive Planning and Land Use Regulation Act, Title 30-A, MRSA, Section 4312 *et seq.*, and the Mandatory Shoreland Zoning Act, Title 38, MRSA Section 435, *et seq.*

SECTION ~~4~~V. APPLICABILITY

The provisions of this Ordinance shall govern all land, land uses, and all structures within the boundaries of the Town of Stockton Springs, including any structure built on, over, or abutting a dock, wharf or pier, or other structure extending beyond the normal high water line of a water body or within a wetland.

SECTION ~~5~~V. CONFLICTS WITH OTHER ORDINANCES.

Whenever a provision of this Ordinance conflicts with or is inconsistent with another provision of the Ordinance or of any other ordinance, regulation or statute, the more restrictive provision shall control.

SECTION ~~6VI~~. AMENDMENTS

This Ordinance may be amended by a majority vote of the governing body at a Special or Regular Town Meeting. The State Planning Office shall be notified by Certified Mail of amendments of this Ordinance in accordance with 30-A MRSA Section 4347. A file of return receipts from such mailing shall be maintained as a permanent record.

SECTION ~~7VII~~. VALIDITY AND SEVERABILITY

Should any section or provision of this Ordinance be held invalid or otherwise unenforceable by a court of competent jurisdiction, such decision shall not invalidate any other section or provision of this Ordinance.

SECTION ~~8VIII~~. EFFECTIVE DATE

This Ordinance becomes effective upon enactment by the Town of Stockton Springs Town Meeting, at which time the Zoning Ordinance previously adopted on June 19, 1974 as amended is hereby repealed.

SECTION ~~9IX~~. DISTRICTS AND ZONING MAP

~~A.~~ 9.1 *Districts*

The areas to which the Ordinance is applicable are hereby divided into the following districts as shown on the Official Zoning Map of Stockton Springs and Wellhead Protection Zone Map, which is made part of this Ordinance:

- | | |
|-------------------------|-----------|
| 1. Town Square | (TS) |
| 2. Village 1 | (V1) |
| 3. Village 2 | (V2) |
| 4. Residential 1 | (R1) |
| 5. Residential 2 | (R2) |
| 6. Residential 3 | (R3) |
| 7. Mixed Use | (MU) |
| 8. Commercial | (CM) |
| 9. Rural | (R) |
| 10. Conservation | (C) |
| 11. Wellhead Protection | (overlay) |

~~B.~~ Zoning Map

9.2 Zoning Map

The Official Zoning Map shall be certified by the attesting signature of the municipal clerk and located in the Town Office.

C. 9.3 Amendments

If amendments are made in the district boundaries or other matters portrayed in the Official Zoning Map, such changes shall be effective thirty (30) days after the amendment has been approved by Town Meeting.

D. 9.4 Interpretation of District Boundaries

Unless otherwise set forth on the Official Zoning Map, district boundary lines are property lines, the centerlines of streets, roads and rights of way. Where uncertainty exists as to the location of district boundary lines, Zoning Board of Appeals shall be the final authority as to their location.

SECTION 10X. ADMINISTRATION

A. 10.1 Adminstrating Bodies and Agents.

i. 10.1.1 Code Enforcement Officer and Assistant(s)

A Code Enforcement Officer (CEO) and one (1) or more Assistant Code Enforcement Officers, where appropriate, shall be appointed by the Town Manager ~~Selectmen~~ annually by July 1.

ii. 10.1.2 Zoning Board of Appeals

- a. A Zoning Board of Appeals shall be created pursuant to the provision of Title 30-A, MRSA Sections 2691 and 4353.
- b. The Stockton Springs Zoning Board of Appeals is comprised of a seven (7) member board comprised of five regular members and two alternate members, who are residents of Stockton Springs. Members serve a staggered term of three years and are appointed by the Board of Selectmen.

iii. 10.1.3 Planning Board

The Stockton Springs Planning Board is comprised of a seven (7) member board comprised of five (5) regular members and two (2) alternate members, who are residents of Stockton Springs. Members serve a staggered term of three years and are appointed by the Board of Selectmen. The Planning Board acts as the planning and study committee of the Town and advises the Selectmen with regard to changes in the Town's planning ordinance. The Planning Board has the authority to review zoning as specified elsewhere in this Ordinance.

B. 10.2 Permitting

i. 10.2.1 Permit Requirements

- a. A person contemplating making any land subdivision, building or construction, or any change of land use, prior to commencement of such activity, shall first submit a completed application to the Code Enforcement Officer (CEO) and subsequently obtain an approved permit. The CEO shall hold a preliminary on-site inspection with the applicant to verify essential aspects of the application. The CEO shall determine when the application is complete. The CEO shall make a permit decision on those projects where the CEO is so empowered (see Reviewing Authority for Land Use Activity Chart). Other applications shall be referred to the Local Inspector, Planning Board or Zoning Board of Appeals, whichever is appropriate.

A permit is not required for the construction or placement of a dog house, children’s playhouse, tool shed or similar small building having not more than 100 square feet and not more than 12’ in height providing such structures shall meet all other requirements of this Ordinance. This applies to residential use only.

- b. i.** Any person who creates a driveway, road, or temporary road shall first obtain an entry permit from the Code Enforcement Officer (CEO). The purpose of the said permit will allow the Public Works Highway Department to inspect the area for the need of a culvert. This road/driveway entrance will establish a physical address for the road/driveway for E-911 purposes. The cost of said permit shall be in accordance with the Land Use Section of the Application, License, Permit, and Other Fees Ordinance Town Fee Schedule. If a violation is found, no other permit shall be issued on the property if the property is deemed to be in violation of this subsection.

The initial authority to act on application shall be determined by Allowable Uses for Land Use Activity Chart (Appendix A)

ii. 10.2.2 Application for Permit

Any application for approval of a permit under this Ordinance shall be submitted in writing and contain the following:

1. A description of the activity contemplated, -a site plan with the scale indicated, a calculation of the square footage of floor space, and an estimate of the approximate cost of construction.
2. Shall be graphically represented by such maps, plans and charts as the reviewing authority determines are appropriate.

3. Shall provide the make, year, and model for any proposed mobile homes.

iii. 10.2.3 Procedure for Administering Permits

Permits shall not be denied if the proposed use is found to be in conformance with the provisions of this Ordinance. Permits shall either be approved or ~~denied~~ withindenied within thirty (30) days of receipt of a completed application, including all relevant requested information.

In order for a permit to remain valid, a permit holder shall ~~substantially commencesubstantially commence~~ work relating to the permit within one (1) year of the date the permit is issued. The fee for permit renewal shall be the base fee as described ~~in the attached Fee Schedule in the Land Use schedule of the Application, License, Permit, and Other Fees Ordinance.~~

Where a permit is not obtained until after construction begins, the fee shall be tripled. This triple fee is in addition to any fine or penalty imposed for violating this Ordinance by failing to obtain a Building Permit prior to starting construction.

~~C.~~ 10.3 Fee Schedule

The application for a permit shall be accompanied by an application fee in such amount as listed in the Application, License, Permit, and Other Fees Ordinance. ~~as the Board of Selectmen may by rule from time to time establish.~~ The Land Use Fee Schedule (Appendix C) will be provided to the applicant by the Code Enforcement Officer upon request. ~~Fees shall be established sufficient to cover the cost to the Town in administering the provisions of this Ordinance.~~

~~An additional fee may be charged if the Planning Board and/or Board of Appeals require the assistance of a professional engineer or other expert. The expert's fee shall be paid in full by the applicant within ten (10) days after the Town submits an estimate for such services to the applicant. Failure to pay the fee to the Town within the required time period shall constitute a violation of this Ordinance. An expert shall not be hired by the municipality at the expense of an applicant until the applicant has either consented to such hiring in writing or been given an opportunity to be heard on the subject.~~

~~D.~~ 10.4 Measurement of Building Space

For the purposes of fee assessment, the measurement of a structure (footprint) shall include all floor area within the exterior walls and/or roof, including attached decks or porches.

New construction and any expansion of an existing structure that increases usable space requires a building permit and fee, based on the increase in usable space.

Replacement of part or all of an existing structure requires a permit. Normal maintenance and repair does not require a permit. Fees shall be based on building space measurement and rates.

E. 10.5 Certificate of Occupancy Required

The Town of Stockton Springs encourages all new construction to meet current standards, have adequate insulation for the climate, be energy efficient and be safe for occupancy. A Certificate of Occupancy shall be required prior to living in or otherwise using the structure. ~~This Certificate of Occupancy shall be issued for any structure that requires a building permit.~~

A Certification of Occupancy shall be issued prior to its use or occupancy for any structure that requires a Building Permit. In issuing the Certificate of Occupancy, the CEO shall address the following:

- i. Any electrical installations should be performed by a licensed electrician, who shall certify that electrical installations meet the National Electrical Code. If, however, the builder chooses to perform his own electrical installations, the work shall be inspected by a licensed electrician, who shall certify to the CEO that electrical installations meet the National Electrical Code. All fees connected with this inspection shall be borne by the applicant, and none by the Town.
- ii. Any plumbing, including supply lines, drain lines, sewer and septic systems shall be inspected by the Local Plumbing Inspector, who shall certify that the plumbing meets State standards. Said certification shall be provided to the CEO upon completion. All fees connected with this inspection shall be borne by the applicant, and none by the Town.
- iii. Any heating/cooling systems shall be installed in accordance with all manufacturers' instructions and standards for clearance, venting and supply lines. Oil-, wood-, or propane-burning equipment should be installed by a licensed technician, who shall certify that the heating/cooling system meets all applicable standards for safety. If, however, the builder elects to perform his ~~own~~ installationown installation, the work shall be inspected by a licensed technician, who shall certify that the heating/cooling system meets all applicable standards for safety. All fees connected with this inspection shall be borne by the applicant, and none by the Town.

Once the CEO is satisfied that the above conditions and all other requirements of this Ordinance have been met, the CEO shall issue a Certificate of Occupancy, entitling the applicant to use the structure for the purpose defined in its building permit.

The Certificate of Occupancy shall in no way imply or guarantee that the Town of Stockton Springs warrants the safety or reliability of the structure or the work performed in its construction, or shall preclude the Town from prosecuting any violation found to exist.

SECTION ~~11~~12. NON-CONFORMING USES

~~A.~~ Expansions

A non-conforming structure may be added to or expanded after obtaining a permit from the same permitting authority as that for a new structure, if such addition or expansion does not increase the non-conformity of the structure.

- ~~B.~~ Any lawful use of buildings, structures, premises, or land or parts thereof existing at the effective date of this Ordinance or amendments thereto and not in conformance with the provisions of this Ordinance, shall be considered to be a non-conforming use.
- ~~C.~~ Any non-conforming use may continue and may be maintained, repaired, and improved under these conditions. No such non-conforming use may be expanded, changed to another non-forming use, or renewed after it has been discontinued for a period of twelve (12) calendar months or more without a permit from the Planning Board in accordance with Land Use Standards of this Ordinance.
- ~~D.~~ Any non-conforming lot of record existing before the effective date of this Ordinance and not adjoined by other land of the same ownership may be used in accordance with State law and Section XIV of this Ordinance.

SECTION ~~12~~13. VARIANCES

~~A.~~ Variances

The Board of Zoning Appeals may, upon written application of the affected landowner, grant a variance from the strict application of this Ordinance, as authorized by Title 30-A M.R.S.A., Section 4353(4-A), (4-B) and (4-C), as may be amended from time to time, when one of the following subsections applies:

~~i.~~ 12.1 Disability variance.

The Board of Zoning Appeals may grant a variance to an owner of a dwelling for the purpose of making that dwelling accessible to a person with a disability who resides in or regularly uses the dwelling. The Board shall restrict any ~~variance granted~~variance granted under this subsection solely to the installation of equipment or the construction of structures necessary for access to or egress from the dwelling by the person with the disability. The board may impose conditions on the variance, including limiting the variance to the duration of the disability or to the time that the person with the disability lives in the dwelling. For the purposes of this subsection, a disability has the same meaning as a physical or mental handicap under Title 5 M.R.S.A., Section 4553, and the term "structures necessary for access to or egress from the dwelling" is defined to include railing, wall or roof systems necessary for the safety or effectiveness of the structure.

ii. 12.2 Setback variance for single-family dwellings.

The Board of Zoning Appeals may grant a setback variance for a single-family dwelling, not to exceed 20% of the setback requirement, if it finds that strict application of this Ordinance to the petitioner and the petitioner's property would cause undue hardship. The term "undue hardship" as used in this subsection means:

- a. The need for a variance is due to the unique circumstances of the property and not to the general conditions in the neighborhood;
- b. The granting of a variance will not alter the essential character of the locality;
- c. The hardship is not the result of action taken by the applicant or a prior owner;
- d. The granting of the variance will not substantially reduce or impair the use of abutting property; and
- e. The granting of a variance is based upon demonstrated need, not convenience, and no other feasible alternative is available.

iii. 12.3 Variance from dimensional standards.

The board may grant a variance from the dimensional standards of this Ordinance (except setbacks for single-family dwellings as addressed in subsection ii) when strict application of the Ordinance to the petitioner and the petitioner's property would cause a practical difficulty and when the following conditions exist:

- a. The need for a variance is due to the unique circumstances of the property and not to the general condition of the neighborhood;
- b. The granting of a variance will not produce an undesirable change in the character of the neighborhood and will not unreasonably detrimentally affect the use or market value of abutting properties;
- c. The practical difficulty is not the result of action taken by the petitioner or a prior owner;
- d. No other feasible alternative to a variance is available to the petitioner;
- e. The granting of a variance will not unreasonably adversely affect the natural environment; and
- f. The property is not located in whole or in part within shoreland areas as described in Title 38, M.R.S.A. Section 435.

As used in this subsection, “dimensional standards” means and is limited to provisions ~~of~~ this of this Ordinance relating to lot area, lot coverage, frontage and setback requirements.

As used in this subsection, "practical difficulty" means that the strict application of the ordinance to the property precludes the ability of the petitioner to pursue a use permitted in the zoning district in which the property is located and results in significant economic injury to the petitioner.

 No variance otherwise authorized by this section shall be granted if doing so will cause a
 substantial departure from the intent of the ordinance. A variance shall not be granted to
 permit a use or structure otherwise prohibited.

 The Board of Zoning Appeals shall hold a public hearing on an application for a variance.
 Said public hearing shall be held within 30 days of the time of submission of the
 application. Notice of said hearing shall be posted in the Town Office at least fourteen (14)
 days prior to the public hearing and advertised in a newspaper of general circulation in
 Stockton Springs at least one time; the date of the publication to be at least 7 days prior to
 the hearing. The Board shall send notice of such public hearing by First Class Mail Certified
 Mail, to all owners of property within 500 4,000 feet of any boundary of the subject
 property. Said notice shall be mailed no later than 10 days prior to the date of the public
 hearing. The purpose of the public hearing shall be for the Board of Zoning Appeals to
 receive testimony from the applicant and the public related to the approval
 standards approval standards and any municipal or state ordinance, standard, or regulation
 which is applicable to the proposed. All variances granted by the Board of Zoning
 Appeals shall be recorded at the Waldo County Registry of Deeds.

SECTION 13 XIII. ENFORCEMENT

A. 13.1 *Nuisances*

Any violation of this Ordinance shall be deemed to be a nuisance.

B. 13.2 *Code Enforcement Officer*

It shall be the duty of the Code Enforcement Officer (CEO) and Assistant Code Enforcement Officer(s) to enforce the provisions of this Ordinance. If the CEO and/or Assistant CEO shall find that any provision of this Ordinance is being violated, they shall notify, in writing, the person responsible for such violation, indicate the nature of the violation and order the action necessary to correct it, including:

- i. Discontinuance of illegal use of land, buildings, structures, or work being done;
- ii. Removal of illegal buildings or structures;
- iii. Abatement of nuisance conditions; and
- iv. Work performed without the necessary permit.

A copy of such notices shall be maintained as a permanent record.

C. 13.3 Legal Action

When the above action does not result in the correction or abatement of the violation or nuisance condition, the Municipal Officers, upon notice from any of the Code Enforcement Officers, are hereby authorized to institute any and all actions and proceedings, either legal or equitable, including seeking injunctions of violations and the imposition of fines, that may be appropriate or necessary to enforce the provisions of this Ordinance in the name of the municipality.

The municipal officers, or their authorized agent are hereby authorized to enter into administrative consent agreements for the purpose of eliminating violations of this Ordinance and/or recovering fines without court action, or during court action; provided however, a municipal officer shall not allow an unlawful structure or use to exist or continue, unless the municipal officers are satisfied that the following conditions have been met: 1) there is no evidence that the landowner or violator acted in bad faith; 2) the violation did not continue following a municipal order to stop the violation; and 3) the unlawful structure or use will not result in a threat or hazard to public health or safety and will not result in substantial environmental damage.

D. 13.4 Fines and Civil Penalties

Any violation of this Ordinance shall be enforced pursuant to 30-A MRSA Section 4452, as amended from time to time, or in any other manner permitted by this Ordinance or other applicable law. Any person, who violates any provisions of this Ordinance shall be subject to a fine of up to one hundred dollars (\$100) for each violation. Each day such a violation is continued is a separate offense.

SECTION 14~~XIV~~. ZONING DISTRICTS

A. 14.1 District Establishment

1.— 14.1.1 Town Square District (TS)

The purpose of this district is to encompass the existing downtown area and preserve its unique character.

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

2. ——— 14.1.2 Village 1 District (V1)

The purpose of this district is to recognize the current uses and preserve the integrity of the neighborhood.

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

3. ——— 14.1.3 Village 2 District (V2)

The purpose of this district is to provide for expansion of limited commercial uses, with the provision that they have a ground floor area of less than 1,500 sq. ft. and provide an area for high density residential development.

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

4. ——— 14.1.4 Residential 1 District (R1)

The purpose of this district is to provide an area of the community where growth can occur while minimizing the potential for sprawl and retaining the uniqueness of this section of the community.

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

5. ——— 14.1.5 Residential 2 District (R2)

The purpose of this district is to provide as area of the community where growth can occur.

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

6. ——— 14.1.6 Residential 3 District (R3)

The purpose of this district is to recognize the area of the community where growth in residential housing and home occupations is occurring.

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

~~7.~~—14.1.7 Mixed Use District (MU)

The purpose of this district is to allow for an area in which residential and limited commercial growth can occur in the Stockton Harbor and Fort Point Cove areas.

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

~~8.~~—14.1.8 Commercial District (CM)

The purpose of this district is to recognize existing development; to ensure that commercial sprawl does not occur along this section of Route 1; but to also allow the Town the opportunity for a limited commercial growth area while complying with MDOT access management requirements.

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

~~9.~~—14.1.9 Rural District (R)

The purpose of this district is to recognize areas of existing residential development while maintaining the rural character of the Town, to protect agricultural and forestry uses, to provide open spaces and to provide for single family residential dwellings with larger lot sizes

For allowable uses see Allowable Use Land Use Activities Chart. (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

~~10.~~—14.1.10 Conservation (C)

The Conservation District is an area of land currently owned by the State of Maine and designated as a state park or conservation area. The uses within this district are regulated by the State of Maine.

~~11.~~—14.1.11 Wellhead Protection (Overlay)

To manage the groundwater recharge areas of the Stockton Springs/Prospect Esker Aquifer in order to maintain the present rate of recharge and ~~where possible~~where possible, to enhance recharge-thus ensuring dependable water supply to the Town for the future.

~~B.~~ 14.2 Prohibited Uses

Uses not allowed as permitted uses are prohibited within each district in Subsection A.

SECTION 15XV. GENERAL PERFORMANCE STANDARDS

All land use activities shall conform to the following applicable land use standards.

~~A.~~ 15.1 Agriculture

All spreading or disposal of manure shall be accomplished in conformance with the “Maine Guidelines for Manure and Manure Sludge Disposal on Land,” published by the University of Maine and the Maine Soil and Water Conservation Commission, November 2001, or subsequent revisions thereof.

~~B.~~ 15.2 Campgrounds

Campgrounds shall conform to the following minimum requirements:

- i. Each tent, trailer, or RV site shall contain a minimum of five thousand (5000) square feet of suitable land, not including driveways and roads or accessory facilities for each site;
- ii. A minimum of two hundred (200) square feet of off-street parking plus maneuvering space shall be provided for each site;
- iii. The area intended for placement of the tent, trailer, or RV and utility and service building shall be set back a minimum of fifty (50) feet from the exterior lot lines of the camping area;
- iv. Screening shall be required to shield the campground from abutting areas.

~~C.~~ 15.3 Bulk Oil and Chemical Storage

- i. All storage of petroleum or liquid petroleum products shall be in conformance with the provisions of 38 MRSA, Section 541, *yet seq.*
- ii. Such storage shall be in conformance with the NFPA Codes applicable to the stored substance; and
- iii. Where applicable, the applicant shall have the burden of proof to assure the Planning Board or Code Enforcement Officer that all provisions of the above statutes have been met before the issuance of any permits may take place.

D. 15.4 Clearing

Clearing of trees and conversion to other vegetation is permitted for approved construction and landscaping. Where natural vegetation is removed, it shall be replaced with other vegetation that is equally effective in retarding erosion and preserving natural beauty.

E. 15.5 Conversions

Conversions of existing structures into multi-family dwelling units, in districts permitting multi-family dwellings, may be permitted subject to Site Plan Review, that:

- i. Off-street parking for two (2) vehicles per dwelling unit plus maneuvering space will be provided;
- ii. Approval of conversion plan by the fire, electrical, and plumbing inspector is required prior to issuance ~~issuant~~ of a building permit;
- iii. Each dwelling unit shall have its own toilet and kitchen facilities and no dwelling unit will share facilities with any other dwelling unit.

F. 15.6 Dust, Fumes, Vapors, Gases, Odors, Noises, Glare and Explosive Materials

- i. Emission of dust, dirt, fly ash, fumes, vapors or gases which pose an unreasonable risk of harm to human health or the environment shall be prohibited;
- ii. No land use or establishment shall be permitted to produce unreasonable offensive or harmful odors, perceptible beyond their lot lines, measured either at ground or habitable elevations;
- iii. Excessive noise shall not be permitted to produce unreasonable disturbance beyond the lot lines of the source of the noise;
- iv. No land use or establishment shall be permitted to produce unreasonable glare or brightness beyond its lot lines; and
- v. No highly flammable or explosive liquids, solids or gases shall be stored in bulk above ground, unless they are stored in compliance with the requirements of the National Fire Protection Association (NFPA), Section 30, 58, and 59-A.

G. 15.7 *Electrical Installations*

Electrical installations shall be in accordance with the National Electric Code.

H. 15.8 *Erosion and Sedimentation Control*

Filling, grading, lagooning, dredging, earth moving activities, and other land use activities shall be conducted in such a manner as to prevent, to the maximum extent possible, erosion and sedimentation of the surface waters. To this end, all construction shall be accomplished in conformance with the erosion prevention provisions of “Best Management Practices for Construction,” published by the Maine Soil and Water Conservation Commission.

I. 15.9 *Mineral Extraction*

Mineral extraction shall be conducted in accordance with the Mineral Extraction Ordinance adopted March 25, 2009, as the same from time to time may be amended or replaced.

J. 15.10 *Groundwater Protection*

Extraction of groundwater shall be in accordance with the Wellhead Protection Ordinance, adopted June 25, 2005, as the same may, from time to time, be amended or replaced.

K. 15.11 *Home Occupations*

The purpose of the Home Occupation provision is to permit the conduct of those businesses which are compatible with the Districts in which they are allowed. Home occupations are limited to those which may be conducted within a residential dwelling or accessory structure without substantially changing the appearance or condition of the residence or accessory structures.

- i. Home occupations shall be carried out wholly within a dwelling unit or accessory structure to a dwelling unit;
- ii. No more than two other persons who are not family members residing in the dwelling unit shall be employed in a home occupation;
- iii. Home occupations shall be clearly incidental and secondary and shall be no more than twenty five percent (25%) of the use of, or floor area of, a dwelling unit used primarily for residential purposes. An accessory structure may be wholly devoted to the home occupation, provided that other provisions of this section are met.

- iv. In connection with a home occupation there shall be no exterior signs other than permitted by Sub-Section V, of this Section, no exterior storage of materials, and no other exterior indication of the home occupation or variance from the residential character of the premises.
- v. A home occupation shall not create noise, dust, vibration, odor, smoke, glare, excessive traffic, electronic interference, fire hazard, or any other hazard or nuisance to any greater degree or more frequent extent than that normally experienced in an average residential building in the district is which located.
- vi. No significant amount of goods, merchandise, or product shall be sold upon the premises, other than those produced, and/or repaired on the premises.
- vii. Home occupations providing, for a fee, professional, educational and/or personal services to groups of persons on the premises shall provide adequate off-street parking spaces in addition to those required for the residence.

15.12 *Junkyards and Automobile Graveyards*

- i. Junkyards shall be located a minimum of two hundred (200) feet from the edge of the right-of-way; and shall be set back one hundred (100) feet from all side and rear lot lines.
- ii. Junkyards shall be located a minimum of three hundred (300) feet from any public park, facility, or grounds.
- iii. Junkyards shall be entirely screened from view by earth berms, planting or fences which shall be well constructed and properly maintained at a minimum height of six (6) feet and sufficient to accomplish the complete screening from ordinary view.
- iv. Upon arrival at the junkyard, all fuel, engine oil, radiator, battery, transmission fluids, etc. shall be drained from all vehicles, and appropriate safety precaution, such as the removal of door and trunk locks, shall be taken to avoid injury and accidents.
- v. No vehicles, including boats, may remain intact in the yard for more than thirty (30) days, and complete processing of vehicles or boats into salvage materials shall be accomplished within four (4) months.
- vi. All junk and salvage materials shall be stored within the screened/fenced areas and the operation shall be conducted in such a manner as to prevent unsightliness to the adjacent area.

- vii. No open burning of salvage material or junk shall be permitted on the premises. Waste fluids and unusable materials shall be disposed of in an environmentally sound manner.
- viii. Junk Yards and Dumps – Governed by State Law 30-A MRSA 3571, *et seq.* as the same, from time to time, may be amended or replaced.

M. 15.13 Lot Standards

- i. Land Not Suitable for Development

The following lands shall not be included in calculations of lot area for the purpose of meeting the requirements of the minimum lot size requirements of this Ordinance:

- a. Land which is situated below the normal high water mark of any water body;
 - b. Land which is part of a right-of-way or easement, including utility easements;
 - c. Land that has to be created by filling or draining a pond or wetland.
- ii. All applicable lot standards must be met for each dwelling unit;
- iii. Refer to Lot Dimensions Chart. (Appendix B)

N. 15.14 Lighting

All exterior lighting shall be designed to encourage energy efficiency, to ensure safe movement of people and vehicles, and to minimize adverse impact on neighboring properties and public ways. Adverse impact is to be judged in terms of hazards to people and vehicular traffic and potential damage to the value of adjacent properties. Lighting shall be arranged to minimize glare and reflection of adjacent properties and the traveling public, subject to review by the reviewing authority having jurisdiction over the permit for the use or structure.

O. 15.15 Mobile Home Parks

Mobile Home Parks are subject to Site Plan Review.

P. 15.16 *Mobile Homes and Recreational Vehicles*

Any mobile home built prior to June 15, 1976 shall meet the requirements of state law.

- i. Any mobile home not intended to be a permanent fixture on the land shall be parked only in a duly authorized mobile home park except that a mobile home may be permitted on the site of a construction project for not more than two (2) consecutive six-month (6) periods provided that a special permit is issued by the Code Enforcement Officer for each six-month (6) period. Such permit may only be issued if the Code Enforcement Officer is satisfied that:
 - a. The mobile home is a necessary convenience for the construction project and is clearly subordinate to such project.
 - b. No health hazard or problems of sanitation will be caused by improper disposal of sewage from the mobile home;
- ii. The Code Enforcement Officer may issue a permit for use of a mobile home for a temporary construction office for up to six (6) months in districts where offices are permitted or on construction sites anywhere in the Town of Stockton Springs.
- iii. Recreational vehicles shall in no case be used as a permanent dwelling and any recreation vehicles in use as a temporary dwelling shall be stationed only in an authorized campground or mobile home park, or as an accessory use on the premises of a consenting private property owner for use only by members of the property owner's family or social guests.
- iv. Notwithstanding the other provisions of this Section, unoccupied mobile homes may be placed on a lot for sale by a dealer where permitted by this Ordinance.

Q. 15.17 *Multiple Uses on a Single Lot*

- a. No structure shall hereinafter be erected, altered, or utilized if the effect of such erection, alteration or utilization is to create more than one (1) use or principal structure on a single lot, except home occupations, unless all other requirements of this Ordinance are met.
- b. More than one use may be permitted in the same structure in the Town Square, Village 1, Village 2, Mixed Use and Commercial Zones.
 - i. All of the other requirements of the District in which the uses are located are met, with the exception that uses may be in the same building.

- ii. All traveled ways to be used for the means of ingress and egress shall have a usable width of twenty-four (24) feet.

R. 15.18 *Municipal Services*

The proposed development shall not have an unreasonable adverse impact on the municipal services including municipal road systems, fire department, police department, solid waste program, schools, open spaces, recreation programs and facilities, and other municipal services and facilities.

S. 15.19 *Preservation and Enhancement of the Landscape*

The landscape shall be preserved in its natural state insofar as practicable by minimizing tree removal, disturbance of soil, and retaining existing vegetation during construction. After construction is completed, landscaping shall be completed that will define, soften or screen the appearance of off-street parking areas, buildings and other structures from the public right-of-way and abutting properties in order to enhance the physical design of the proposed development and to minimize the encroachment of the proposed uses on neighboring land uses.

Proposed structures shall be related harmoniously to the terrain and to existing buildings in the vicinity with the view of the proposed structures, so as to have a minimum adverse effect on the environment and aesthetic qualities of the developed and neighboring areas.

T. 15.20 *Road Construction*

i. 15.20.1 *Erosion Control*

Roads shall be located, constructed, and maintained in such a manner that minimal erosion hazard results. Adequate erosion control provisions shall be located, construction and maintained in conformance with the erosion prevention provisions of "Permanent Logging Roads for Better Woodlot Management," published by the Division of State and Private Forestry, Forest Service Northeastern Area, U.S. Department of Agriculture, 1973, or subsequent.

ii. 15.20.2 *Road Standards*

Additionally, all new roads constructed shall conform with the following standards:

- a. Road crossings of watercourses shall be kept to the minimum number necessary;
- b. Bottoms of culverts shall be installed at stream bed elevation;
- c. All cut or fill banks and areas of exposed mineral soil shall be re-vegetated or

otherwise stabilized according to accepted erosion control guidelines;

- d. Bridges or culverts of adequate size and design shall be provided for all road crossings of watercourses which are to be used when surface waters are frozen; and
- e. Road widths and turnaround radius shall conform with the current Subdivision Ordinance of the Town of Stockton Springs.

iii. 15.20.3 Town Road Entrance

Prior to constructing any road entrance that abuts a Stockton Springs town road, a permit for same must be approved by the Stockton Springs Road Commissioner and Code Enforcement Officer and a copy of the permit must be on file at the Town Office. Roads that abut State roads require a State Entry Permit.

The following minimums standards for new or replacement entrance culverts by town roads:

- a. Culvert must be new;
- b. Culvert diameter must be a minimum of fifteen (15) inches or any larger diameter deemed necessary by the Road Commissioner or Code Enforcement Officer;
- c. Length must be a minimum of thirty (30) feet which may be reduced to twenty-four (24) feet by permission of the Road Commissioner or Code Enforcement Officer;
- d. Materials: aluminum clad corrugated metal pipe is required. For twenty-four (24) inch and larger diameters, fourteen (14) gauge material is required; for below twenty-four (24) inch diameters, sixteen (16) gauge material is required. Bituminous coated corrugated metal pipe and plastic corrugated pipe are prohibited.
- e. Design Standards: Where the driveway is pitched upward from the road, the shoulder grade should be maintained as far as practical to prevent water flowing down the driveway onto the road. If not practical, some other means of diverting water flow must be provided.

iv. 15.20.4 Emergency Vehicle Access

Provisions shall be made for providing and maintaining convenient and safe emergency vehicle access to all buildings and structures at all times.

U. 15.21 Sanitary Standards

Sewage disposal systems shall comply with current State of Maine Plumbing Code.

For allowable uses see Allowable Uses for Land Use Activities Chart (Appendix A)

Performance Standards: Refer to Lot Dimensions Chart. (Appendix B)

V. 15.22 Signs

i. 15.22.1 For residential uses only the following signs shall be permitted:

- a. Signs are permitted and may be used to convey the inhabitants' name, the property name, and safety and caution messages. Such signs shall not be placed on the roof of the building and shall be no larger than six (6) square feet in area.
- b. Rental vacancies may be advertised with non-illuminated signs no larger than eight (8) square feet in area. Such signs shall be erected only during times as the rental property is vacant.
- c. The sale of real estate may be advertised by non-illuminated temporary signs no larger than eight (8) square feet in area. Each broker or person advertising the sale shall be permitted only one sign on any premises.
- d. House numbers must be clearly visible from the road.

ii. 15.22.2 Limitations on types and locations of signs:

- a. No sign shall be illuminated with flashing, moving, or animated-type lights.
- b. There shall be no moving signs or signs with moving parts.
- c. No sign shall be located off the site of the lot on which the related services are located except for directional signs.

iii. 15.22.3 The sign regulations, Subsections i and ii above, shall not apply to the following:

- a. Legal notices, identification, informational, or directional signs erected or

required by governmental bodies.

- b. Signs directing and guiding traffic and parking on private property, but bearing no advertising matter or commercial identification.
- c. Signs bearing religious messages and signs showing the time and place of services or meeting of religious or civic groups, provided the size and place limitations contained in this Ordinance are met.

iv. — 15.22.4 Calculation of the Sign Area

The area limitations for the size of the sign related to one of two sides of the signboard, both sides of which may have the sign message on it. For example: a sign limited to ten (10) square feet may have two (2) sides with the result that the sign message covers an area of twenty (20) square feet.

v. — 15.22.5 Official Business Directional Signs (OBDS) Directional Signs

Official Business Directional Signs in public ways must conform to the Department of Transportation regulations and must be approved by the Stockton Springs Selectboard or their designee.

vi. — 15.22.6 All Signs Shall be Properly Maintained and Kept.

Any sign now or hereafter existing which no longer advertises a bona fide business conducted, product sold, or activity or campaign being conducted shall be taken down and removed by owner, agent or person having the beneficial use of the building structure or lot upon which such sign may be found, within ten (10) days after written notification from the Code Enforcement Officer and, upon failure to comply with such notice within the time specified in such order, ~~the~~ Code the Code Enforcement Officer is hereby authorized to cause removal of such sign and any expense incident thereto shall be paid by the owner of the building, structure, or lot to which such sign is attached.

vii. — 15.22.7 Temporary Signs

Street banners shall be no larger than fifty (50) square feet in area. No temporary sign, other than a street banner, shall be larger than ten (10) square feet in area. Permits for hanging street banners across the public way shall be issued only upon assumption of complete liability in writing by the person, firm or corporation hanging banner for any damage resulting from the placement of said banner. Such liability shall be acknowledged upon the application to the Code Enforcement Officer for the permit.

viii. 15.22.8 Industrial, Commercial, Education, Institutional and Religious Signs

For Industrial, Commercial, Education, Institutional and Religions uses, only the following signs shall be permitted, subject to approval by the Code Enforcement Officer or Site Plan Review (whichever is appropriate):

- a. Signs shall relate to the premises on which they are located and shall identify the occupant of such premises or advertise the service available within the premises.
- b. On each premises there is permitted one sign affixed to the exterior of a building for each occupancy under common ownership operation or control therein. Signs may be placed on the roof of a building. Roof signs shall not exceed two-thirds of the length of the building and shall not extend higher than two (2) feet above the highest point of the building.
- c. Free-standing signs are limited in number to one per building, except that where one occupant occupies more than one building per lot or a combination of lots mutually adjoining and in common ownership, only one free standing sign shall be permitted. The top edge of any such free standing sign shall not be higher than sixteen (16) feet vertical measure above the average ground level from the base of the sign. For traffic safety, where vision may be obscured entering a public street, the whole of the sign board or display elements of any free standing sign shall be either three (3) feet in height or above seven (7) feet in height above the street grade. A free-standing sign may be located within the front yard space, but shall not be closer than ten (10) feet to the street right-of-way, and no closer than ten (10) feet to either of the lot side lines
- d. No sign or combination of signs on a common support system shall have a signboard area exceeding thirty-two (32) square feet on any of two sides.
- e. Signs may be illuminated only by shielded, non-flashing lights.

ix. 15.22.9 Outdoor Advertising and Signs

Outdoor advertising and signs are governed by Section XI, Land Use Standards I and 30 MRSA, Section 1914, as the same may, from time to time, be amended or replaced.

x. 15.23 Soils

All land uses shall be located on soils in or upon which the proposed uses or structures can be established or maintained without causing adverse environmental impacts, including severe erosion, mass soil movement, and water pollution, whether during or

after construction. Proposed uses requiring subsurface wastewater, commercial or industrial development, and other similar intensive-land uses, shall require a soils report prepared by a State-certified soil scientist or geologist, based on an on-site investigation. Suitability considerations shall be based primarily on criteria employed in the National Cooperative Soil Survey as modified by on-site factors such as depth to water table and depth to refusal.

~~X.~~ 15.24 *Structure*

~~i.~~ 15.24.1 *Flood Hazard*

All new construction or substantial improvement of any existing structure within areas of special flood hazard shall comply with the provisions of the Flood Plain Management Ordinance of the Town of Stockton Springs.

~~ii.~~ 15.24.2 *Minimum Setbacks – See Lot Dimensional Chart*

- a. New buildings shall be set back at least ten (10) feet from a rear or side property line in all directions.
- b. Anything constructed with a fixed location on or in the ground, including roads, driveways, and installation for essential utilities and services, shall be at least ten (10) feet from a property line. Mailboxes, fences, and utility poles are specifically excluded from this property line setback provision, provided that adequate space is allocated for maintenance, upkeep and repairs.
- c. Where there are existing buildings on a street, setback from the edge of the road right of way for a new building may be reduced to the average setback of the existing building within five hundred (500) feet on either side of the new building.

~~iii.~~ 15.24.3 *Building or Structure Height*

The maximum height shall not exceed thirty-five (35) feet from ground level to the peak of the roof, not including chimneys, antenna, steeples, utility poles and transmission towers.

Any existing structure which does not conform to this Ordinance shall not be made more non-conforming

~~Y.~~ 15.25 *Timber Harvesting*

- i. All slash shall be disposed of in such a manner that it lies on the ground and no part thereof extends more than four (4) feet above the ground.
- ii. Harvesting operation shall be conducted in such a manner and at such times that

minimal soil disturbance results. Adequate provisions shall be made to prevent soil erosion and sedimentation of surface waters.

- iii. Harvesting operations not within the Shoreland Zone shall be conducted in such a manner as to be consistent with the State Forest Practices Act (12 MRSA Section 8866, *et seq.* as the same, from time to time, may be amended or replaced.

Z. 15.26 Water Quality Protection

No activity shall locate, store, discharge, or permit the discharge of any treated, untreated, or inadequately treated liquid, gaseous, or solid materials of such nature, quantity, obnoxiousness, toxicity, or temperature that run off, seep, percolate, or wash into surface or ground waters so as to contaminate, pollute, or harm such waters or cause nuisances, debris, oil or scum, color, odor, taste, or unsightliness or be harmful to human, animal, plant, or aquatic life.

AA. 15.27 Wireless Telecommunication Facilities

Wireless telecommunication facilities are subject to Wireless Telecommunications Facilities Ordinance, adopted June 14, 2008, as may be amended from time to time.

BB. 15.28 Off Street Parking and Loading

- i. No structure shall be erected nor shall any of the following uses be established unless at least the minimum number of off-street parking spaces as provided below is provided. Off-street parking, either by means of open air spaces or by garage space, in addition to being a permitted use, shall be considered as an accessory use when required or provided to serve conforming uses located in any District.
- ii. The following minimum off-street parking requirements shall be provided and maintained in case of new construction, alterations and changes of use or as deemed appropriate by the Planning Board:
 - a. Residential – Two (2) parking spaces for each dwelling unit
 - b. Transient Accommodations:
 - 1. Bed and Breakfast accommodations, motels, hotels, boarding houses, and inns with ten (10) rooms or less – Two (2) parking spaces plus one space for each guest room
 - 2. Motels, hotels, boarding houses, and inns with more than ten (10) rooms – One (1) parking space for each guest plus one (1) for each three (3) employees
 - c. Schools – Five (5) parking spaces for each classroom plus one (1) for each four (4) employees
 - d. Hospitals, Nursing Homes (bed facilities only) – One (1) parking space for every

three (3) beds, plus one (1) for each employee based on the expected average employee occupancy

- e. Funeral Parlors – twenty (20) spaces or as determined by the Planning Board
 - f. Theaters, churches, and other public assembly places – One (1) parking space for every four (4) seats or for every one hundred (100) square feet or major fraction thereof of assemblage space if no fixed seats.
 - g. Retail Stores and Businesses – One (1) space for every two hundred (200) square feet of retail area, plus one for every two employees
 - h. Automotive Repair and Service Stations – One (1) space for each regular employee plus one (1) space for each fifty (50) square feet of floor area
 - i. Roadside Farm Stand – Four (4) spaces
 - j. ~~Resturants~~Restaurants, eating and drinking establishments – One (1) parking space for every four (4) seats, plus one (1) for every two (2) employees
 - k. Drive-In Restaurants and Dairy Stands – Ten (10) spaces plus one (1) additional space for each person serving or preparing food
 - l. Professional Offices and Public Buildings – One (1) parking space for every two hundred (200) square feet of working space
 - m. Fraternal Organizations and Clubs – One (1) space for each five (5) members
 - n. Other Commercial Recreation Establishments (mini-golf courses, etc.) the number of spaces deemed ~~apropriate~~appropriate by the Planning Board
 - o. Industrial – One (1) parking space for each 1.5 employees, based on the highest expected average employee occupancy, plus employee, visitor and customer parking to meet the needs of specific operations
 - p. For uses not specifically listed in this section, the Code Enforcement Officer shall prescribe the number which in no case will be less than an adequate number for employees and customers and visitors anticipated on the site
- iii. Location On Other Property -. If the required automobile parking spaces cannot be provided on the same lot where the principal use is conducted, the Planning Board can permit that such spaces may be provided on other off-street property provided that such property lies within one thousand (1,000) feet of the main entrance to such principal use. Such automobile parking space shall be associated with the principal use and shall not thereafter be reduced or encroached upon in any manner, provided however, that it may serve different principal uses at different times of day.

Section 16 XVI. APPEALS

A. — 16.1 Appeals to the Zoning Board of Appeals

- i. The Zoning Board of Appeals shall hear appeals from final decisions of the Planning Board or Code Enforcement Officer in the administration of this Ordinance. The Zoning Board of Appeals shall hear an appeal within thirty (30) days of the receipt of a written application, payment of applicable fees from an aggrieved party and public notice. Appeals of any final decision of the Planning Board or Code Enforcement Officer shall be made within thirty (30) days of the date of the decision. Said appeals must be signed by the Appeal Applicant and received by the Town Clerk within said thirty (30) day period: the Appeal Applicant shall use official forms as provided through the Code Enforcement Officer. Notice of said hearing shall be posted in the Town Office at least fourteen (14) days prior to the public hearing and advertised in a newspaper of general circulation in Stockton Springs, the date of publication to be at least seven (7) days prior to the hearing. The Zoning Board of Appeals shall send notice of such public hearing by First Class Mail Certified Mail, to all owners of property within five hundred (500) one thousand (1000) feet of any boundary of the subject property. Said notice shall be mailed no later than ten (10) days prior to the date of the public hearing. The purpose of the public hearing shall be for the Zoning Board of Appeals to receive testimony from the applicant and any interested parties regarding qualification of the variance relative to any municipal or state ordinance, standard or regulation which is applicable to the proposed variance and the relationship of the variance to the ordinance, standard or regulation. All costs related to the appeal process will be paid, in advance, by the applicant per the Application, License, Permit, and Other Fees Ordinance.
- ii. Appeals from decisions of the Planning Board shall be reviewed by the Zoning Board of Appeals and should be upheld if correct as a matter of law and based upon substantial evidence in the record.
- iii. Appeals from decisions of the Code Enforcement Officer shall be reviewed by the Zoning Board of Appeals *de novo*, pursuant to State Law.

B. — 16.2 Appeals to Superior Court

An appeal may be taken to the Superior Court by any party within forty-five (45) days of the vote on the original decision by the Zoning Board of Appeals in accordance with State Law.

Section 17 XVII. DEFINITIONS

For the purpose of this Ordinance, the following terms, phrases, words and their definitions shall have the meaning given herein. When non-consistent with the context,

Aggrieved Party	A person whose land is directly or indirectly affected by the granting or denial of a permit or variance, a person whose lands abuts land for which a permit or variance has been granted, or a group of five or more citizens of the municipality who represent an interest adverse to the granting or denial of such permit or variance.
Agriculture	The production, keeping or maintenance for personal use and/or sale or lease of land for plants and/or animals, including but not limited to: forages and sod crops; grains and seed crops; dairy animals and dairy products; poultry and poultry products; livestock; fruit and vegetables and ornamental and greenhouse products; all for personal use or profit. Does not include Forest Management.
Agriculture, Commercial	Where the majority of the land or the majority of the <u>income derived from the land is from agricultural use.</u> income derived from the land is from agricultural use.
Amusement Facility	Any private, commercial premises which are maintained or operated primarily for the amusement, patronage, or recreation of the public, containing four (4) or more table sports, pinball machines, video games, or similar mechanical or electronic games, whether activated by coins, tokens, or discs, or whether activated through remote control by the management.
Applicant	The person applying for a permit who demonstrates legal standing or interest to apply by means of ownership, authorized agent or option or purchase and sale agreement or the like.
Aquaculture	The growing or propagation of harvestable freshwater, estuarine, or marine plant or animal species.
Aquarium	An establishment where aquatic organisms are kept and exhibited.

**APPENDIX C
FEE SCHEDULE**

	Minimum Fee	Additional Costs
Residential Building	\$.15/sq. ft.—Minimum \$25.00	\$25 Shoreland \$50 Floodplain
Commercial Building	\$.25/sq. ft.—Minimum \$50.00	\$25 Shoreland \$50 Floodplain
Accessory Building*	\$.10/sq. ft.—minimum \$25.00 No permit Required if less than 100 sq. ft.	\$25 Shoreland \$50 Floodplain
Industrial Building	\$.25/sq. ft.—Minimum \$60.00	\$25 Shoreland \$50 Floodplain
Change of Use	\$30	\$25 Shoreland \$50 Floodplain
Demolition	\$25.00	
Fabric Shelters	\$25.00	
Home Occupation	\$30	\$25 Shoreland \$50 Floodplain
Signs	\$20	
Driveway/Road Entrance	\$25	
Fees for porch, deck, wharf	same as building permit fees	
Earth moving <10 cubic yards > 10 cubic yards	No fee \$25	
Site Plan Review	\$100	plus mailing & advertising
Board of Appeals	\$100	plus mailing & advertising
Subdivision Pre-application Minor Major Amendment Minor Modification	\$100 \$100 per lot \$200 per lot \$200 per lot \$100	plus mailing & advertising
Wireless Telecommunications	\$1500—New Tower \$500.00—Expansion	Requires PB Approval CEO Permits
Wind Energy Development	See Wind Energy Ordinance Appendix A	
Internal Plumbing	\$40	\$10.00/fixture plus \$10 for Town
SSWD	\$250	plus \$20 for Town

* Seasonal (temporary) screen houses and event tents do not require a permit, but are subject to the specific Land Use Standards in the area where they are to be located.



Town of

Stockton Springs

Maine

P.O. Box 339

Stockton, Springs, ME 04981

SITE PLAN REVIEW ORDINANCE

of the Town of Stockton Springs

Attested by: _____

Title: _____

Section 1	Purpose.....	4
Section 2	Applicability o-f Site Plan Review	4
Section 3	Definitions	6
3.1	Meaning of Words	6
3.2	Definitions	7
Section 4	Administration and Enforcement.....	11
Section 5	Interpretation of the Ordinance.....	11
Section 6	Review and Approval Authority	12
Section 7	Review Procedures	12
7.1	Pre-application	12
7.1.1	Purpose.....	12
7.1.2	Information Required.....	13
7.2	Application Submission and Review Procedures	13
7.3	Final Approval and Filing.....	15
7.4	Fees	15
7.4.1	Application Fee.....	15
7.4.2	Technical Review Fee	15
7.4.3	Establishment of Fees.....	16
7.5	Public Hearing Requirements.....	15
7.5.1	Notice Requirements.....	16
7.5.2	Cost.....	16
Section 8	Submission Requirements	16
8.1	General Information.....	17
8.2	Existing Conditions.....	18
8.3	Proposed Development Activity	19
8.4	Approval Block	20
Section 9	Approval Standards and Criteria.....	20

9.1	Utilization of the Site	20
9.2	Adequacy of Road System	20
9.3	Access to the Site	21
9.4	Access-way Location and Spacing	22
9.5	Internal Vehicular Circulation	22
9.6	Parking Layout and Design	23
9.7	Pedestrian Circulation	26
9.8	Stormwater Management	26
9.9	Erosion Control	27
9.10	Water Supply	27
9.11	Sewage Disposal	27
9.12	Utilities	28
9.13	Natural Features	28
9.14	Groundwater Protection	29
9.15	Water Quality Protection	29
9.16	Hazardous, Special and Radioactive Materials	29
9.17	Shoreland Relationship	30
9.18	Technical and Financial Capacity	30
9.19	Solid Waste Disposal	30
9.20	Historic and Archaeological	30
9.21	Floodplain Management	30
9.22	Good Neighbor Factors	31
9.22.1	Buffering	31
9.22.2	Lighting	31
9.22.3	Noise	31
9.22.4	Odors	31
9.22.5	Hours of Operation	31
Section 10	Post Approval Activities	32

10.1 Limitation of Approval	32
10.2 Incorporation of Approved Plan	32
10.3 Recording of the Approved Plan.....	33
10.4 Improvement Guarantees	33
10.4.1 Application	33
10.4.2 Form of Guarantee	33
10.5 Submission of As-Built Plans.....	34
10.6 Minor changes to Approved Plans.....	34
10.7 Amendments to Approved Plans	34
Section 11 Appeal of Planning Board Actions	34
Section 12 Amendments to the Ordinance.....	34
Section 13 Severability	35

3.1 Meaning of Words

All words not defined herein shall carry their customary and usual meanings. Words used in the present tense shall include the future. Words used in the singular shall include the plural.

3.2 Definitions

ABUTTING PROPERTY: Any lot which is physically contiguous with the subject lot even if only at a point and any lot which is located directly across a street or right-of-way from the subject lot such that the extension of the side lot lines of the subject lot would touch or enclose the abutting property.

ACCESSORY BUILDING: A detached, subordinate building, the use of which is clearly incidental and related to that of the principal building or use of the land, and which is located on the same lot as that of the principal building or use.

ACCESSORY STRUCTURE OR USE: A use or structure which is incidental and subordinate to the principal use or structure. Accessory uses, when aggregated shall not subordinate the principal use of the lot. A deck or similar extension of the principal structure or a garage attached to the principal structure by a roof or a common wall is considered part of the principal structure.

AGGRIEVED PARTY: An owner of land whose property is directly or indirectly affected by the granting or denial of an approval under this ordinance; a person whose land abuts land for which approval has been granted; or any other person or group of persons who have suffered particularized injury as a result of the granting or denial of such approval.

ARTERIAL: A controlled access road or a street or road with traffic signals at important intersections and/or stop signs on side streets or which is functionally classified by the Maine Department of Transportation as an arterial.

BUILDING: Any permanent structure, having one or more floors and a roof, which is used for the housing or enclosure of persons, animals or property. When any portion thereof is separated by a division wall without opening, then each such portion shall be deemed a separate building.

BUILDING FOOTPRINT: The area covered by a building measured from the exterior surface of the exterior walls at grade ~~level inclusive~~ level inclusive of cantilevered portions of the building. Where the building is elevated above grade level on posts or similar devices, the building footprint is the area the building would cover if it were located at ground level.

WILDLIFE HABITAT, SIGNIFICANT WILDLIFE HABITAT: Areas identified by a governmental agency such as the Maine Department of Inland Fisheries and Wildlife as having significant value as habitat for animals and any areas identified in the Town of Stockton Springs's comprehensive plan.

Section 4. ADMINISTRATION AND ENFORCEMENT

This ordinance shall be administered and enforced by a Code Enforcement Officer (CEO) appointed by- the Town Manager ~~the Selectmen~~.

It shall be the duty of the CEO or his/her agent to enforce the provisions of this ordinance. If the CEO or his/her agent shall find that any provision of this ordinance is being violated, he/she shall notify in writing the person responsible for such violation, indicating the nature of the violation and ordering the action necessary to correct it. He/she shall order discontinuance of illegal use of buildings, structures, additions, or work being done, or shall take any other action authorized by this ordinance to ensure ~~insure~~ compliance with or to prevent violation of its provisions.

The CEO is hereby authorized to institute or cause to be instituted, in the name of the Town of Stockton Springs, any and all actions, legal or equitable, that may be appropriate or necessary for the enforcement of this ordinance; provided, however, that this section shall not prevent any person entitled to equitable relief from enjoining any act contrary to the provisions of this ordinance.

Any person, firm, or corporation being the owner of or having control or use of any building or premises who violated any of the provisions of this ordinance, shall be fined in accordance with Title 30-A §4452. Each day such a violation is permitted to exist after notification shall constitute a separate offense. The Selectmen, or their authorized agent, are hereby authorized to enter into administrative consent agreements for the purpose of eliminating violations of this ordinance and recovering fines without court action. Such agreements shall not allow an illegal structure or use to continue unless there is clear and convincing evidence that the illegal structure or use was constructed or conducted as a direct result of erroneous advice given by an authorized Municipal Official and there is no evidence that the owner acted in bad faith, or unless the removal of the structure or use will result in a threat or hazard to public health and safety or will result in substantial environmental damage.

- (1) Allow the Planning Board to understand the nature of the proposed use and the issues involved in the proposal,
- (2) Allow the applicant to understand the development review process and required submissions,
- (3) Identify issues that need to be addressed in future submissions, and
- (4) Make the applicant aware of any opportunities for coordinating the development with community policies, programs, or facilities.

In addition, the Board may schedule a site inspection in accordance with subsection 7.2(5) if deemed necessary and resolve any requests for waivers and variations from the submission requirements.

7.1.2. Information Required

There are no formal submission requirements for a pre-application conference. However, the applicant should be prepared to discuss the following with the Board:

- (1) The proposed site, including its location, size, and general characteristics,
- (2) The nature of the proposed use and potential development,
- (3) Any issues or questions about existing municipal regulations and their applicability to the project, and
- (4) Any requests for waivers from the submission requirements.

7.2. Application Submission and Review Procedures

The applicant must prepare and submit a site plan review application, including the development plan and supporting documentation that meets the submission requirements set forth below. This material must be submitted to the Code Enforcement Officer ~~at~~ twenty one (21) days prior to meeting at which application will be considered.

- (1) At the time formal application is made, the Code Enforcement Officer shall give a dated receipt to the applicant and shall notify by first-class mail all property owners within five hundred (500) feet of the parcel on which the proposed development is located. Written notice of the pending application shall be ~~provided mailed~~ to the Selectmen, Town Manager, Fire Chief, ~~Road Commissioner,~~ and other interested parties.

(2) Within thirty (30) days of the receipt of a formal site plan review application, the Planning Board shall review the material and determine whether or not the submission is complete. If the application is determined to be incomplete, the Board, [or designee](#), shall notify the applicant in writing of this finding, shall specify the additional materials required to make the application complete and shall advise the applicant that the application will not be considered by the Board until the additional information is submitted to the Board. These steps, except the notification requirements, shall be repeated until the application is found to be complete.

(3) As soon as the Board determines that the application is complete, the Board, [or designee](#), shall: notify the applicant in writing of this finding, meet the notification requirements of subsection (4) below, and place the item on the agenda for substantive review within thirty (30) days of this finding or at the next scheduled Planning Board meeting, whichever is later.

(4) As soon as the application is found to be complete, the Planning Board may schedule a public hearing, and shall notify the applicant on which the proposed development is located, per the requirements set forth in Section 7.5 below. If the Planning Board does not schedule a public hearing, the Planning Board will allow those so notified in Section 7.2.1 above to comment on the application before deliberations on Section 9 of this Ordinance commence.

(5) After the first meeting at which the application is considered, the Planning Board may hold an on-site inspection of the site to review the existing conditions, field verify the information submitted and investigate the development proposal. The Board may decide not to hold an on-site inspection when the site is snow covered or otherwise impassable due to customary seasonable conditions. If an application is pending during a period when there is snow cover or the site is impassable, the deadline by which the Planning Board shall take final action on the application as specified in [7.2.6-\(6\)](#) may be extended, which extension shall not exceed thirty (30) days after the Board is able to conduct an on-site inspection. Written notice of the on-site inspection shall be provided to all parties entitled to notice under [7.2.1subsection \(1\)](#).

(6) The Planning Board shall take final action on said application within thirty (30) days of determining that the application is complete or at the next scheduled Planning Board meeting, whichever is later. The Board shall act to deny, to approve, or to approve the application with conditions. The Board may impose such conditions as are deemed advisable to assure compliance with the standards of approval.

In issuing its decision, the Planning Board shall make written findings of fact establishing that the proposed development does or does not meet the standards of approval and other requirements of the Town. The Board, [or designee](#), shall notify the applicant, all officials who

received notice under (4), and all parties who requested to be notified of the action of the Board, including the findings of fact, and any conditions of approval. This requirement can be met through the distribution of minutes of the meeting containing the findings of fact and decision of the Board.

All time limits provided for in this section may be extended by mutual agreement of the applicant and Planning Board.

7.3. Final Approval and Filing

Upon completion of the requirements of this Section and an approval vote by the majority of the Planning Board, the application shall be deemed to have final approval and the site plan shall be signed by a majority of the members of the Board and must be filed with the Code Enforcement Officer. Any plan not so filed within thirty (30) days of the date upon which such plan is approved and signed by the Board shall become null and void. (amended June 19, 2010)

7.4. Fees

7.4.1. Application Fee

An application for site plan review must be accompanied by an application fee in such amount ~~as the Board of Selectmen may by rule from time to time established by the Application, License, Permit, and Other Fees Ordinance.~~ The fee schedule will be provided to the applicant by the Code Enforcement Officer upon request. ~~This fee is intended to cover the cost of the Town of Stockton Springs's administrative processing of the application. The fee shall not be refundable.~~ This application fee must be paid to the Town of Stockton Springs and evidence of payment of the fee must be included with the application.

7.4.2. Technical Review Fee

In addition to the application fee, the applicant for site plan review must also pay a technical review fee to defray the Town of Stockton Springs's legal and technical costs of the application review, per the Application, License, Permit, and Other Fees Ordinance. This fee must be paid to the Town of Stockton Springs ~~and shall be deposited in the Development Review Trust Account, which shall be separate and distinct from all other municipal accounts.~~ The application will be considered incomplete until evidence of payment of this fee is submitted to the Planning

Board. ~~The Board may reduce the amount of the technical review fee or eliminate the fee if it determines that the scale or nature of the project will require little or no outside review.~~

~~The technical review fee may be used by the Planning Board to pay reasonable costs incurred by the Board, at its discretion, which relate directly to the review of the application pursuant to the review criteria. Such services may include, but need not be limited to, consulting, engineering or other professional fees, attorney fees, recording fees, and appraisal fees. The Town of Stockton Springs shall provide the applicant, upon written request, with an accounting of his or her account and shall refund all of the remaining monies, including accrued interest, in the account after the payment by the Town of all costs and services related to the review. Such payment of remaining monies shall be made no later than sixty (60) days after the approval of the application, denial of the application, or approval with condition of the application. Such refund shall be accompanied by a final accounting of expenditures from the fund. The monies in such fund shall not be used by the Board for any enforcement purposes nor shall the applicant be liable for costs incurred by or costs of services contracted for by the Board which exceed the amount deposited to the trust account.~~

7.4.3. Establishment of Fees

~~The Selectmen may, from time to time and after consultation with the Board, establish the appropriate application fees and technical review fees following posting of the proposed schedule of fees and public hearing.~~

7.5. Public Hearing Requirements

~~7.5.1~~ A public hearing is required for any Site Plan Review Application that requires Planning Board approval, unless determined to be unnecessary by the Board, in accordance with Section 7.2.4.

7.5.14) Notice Requirements

Notice of the date, time and place of the public hearing, and site inspection if scheduled, shall be made as follows:

- (1). Published by the Planning Board, or designee, at least once in a newspaper having _____ general _____ circulation within the Town of Stockton Springs. The date of the first publication _____ shall be at least 14 21 days before the hearing.

In the event of cancellation due to inclement weather, the Public Hearing shall be rescheduled with notice published in a newspaper at least seven (7) days before the new date and in accordance with the rest of this section.

(2). Posted at the Town Office, the Stockton Springs Post Office, the Stockton Springs web site and on the public access channel.

(3). Mailed by the Planning Board, or designee, by First Class Mail ~~certified mail~~ to the Applicant.

(4). Mailed by the Planning Board, or designee, by First Class Mail ~~certified mail~~ to the last-known addresses of owners of property located within 500 feet of any property line of the parcel(s) on which the proposed development is located. Failure of any of these property owners to receive notice shall not invalidate the public hearing.

{7.5.2} Cost

All costs of notification per requirements of this section and any other section of this Ordinance shall be borne by the Applicant per the Application, License, Permit, and Other Fees Ordinance.

Section 8. SUBMISSION REQUIREMENTS

Applications for site plan review must be submitted on application forms provided by the Town of Stockton Springs. The complete application form, evidence of payment of the required fees, and the required plans and related information must be submitted to the Code Enforcement Officer. The submission must contain at least the following exhibits and information unless specifically waived in writing. The Planning Board may waive any of the submission requirements based upon a written request of the applicant. Such request must be made at the time of the pre-application conference or at the initial review of the application if no pre-application conference is held. A waiver of any submission requirement may be granted only if the Board makes a written finding that the information is not required to determine compliance with the standards.

All applications for site plan review must contain the following information:

- (1) A fully executed and signed copy of the application for site plan review.
- (2) Evidence of payment of the application and technical review fees.

(2) the bearings and length of all property lines of the property to be developed and the source of this information. The Planning Board may waive this requirement of a boundary survey when sufficient information is available to establish, on the ground, all property boundaries.

(3) location and size of any existing sewer and water mains, culverts and drains, on-site sewage disposal systems, wells, underground tanks or installations, and power and telephone lines and poles on the property to be developed, on abutting streets, or land that may serve the development, and an assessment of their adequacy and condition to meet the needs of the proposed use. Appropriate elevations must be provided as necessary to determine the direction of flow.

(4) location, names, and present widths of existing public and/or private streets and rights-of-way within or adjacent to the proposed development.

(5) the location, dimensions and ground floor elevation of all existing buildings on the site.

(6) the location and dimensions of existing driveways, parking and loading areas, walkways, and sidewalks on or immediately adjacent to the site.

(7) location of intersecting roads or driveways within two hundred (200) feet of the site.

(8) the location of open drainage courses, wetlands, stonewalls, graveyards, fences, stands of trees, and other important or unique natural areas and site features, including but not limited to, floodplains, deer wintering areas, significant wildlife habitats, scenic areas, habitat for rare and endangered plants and animals, unique natural communities and natural areas, sand and gravel aquifers, and historic and/or archaeological resources, together with a description of such features.

(9) the direction of existing surface water drainage across the site.

(10) the location, front view, dimensions, and lighting of existing signs.

(11) location and dimensions of any existing easements and copies of existing covenants or deed restrictions.

(12) the location of the nearest fire hydrant, dry hydrant or other water supply for fire protection. A letter from the Fire Department Chief stating there is adequate access and coverage by the Fire Department shall fulfill this requirement.

Comprehensive Plan and the Board determines that the project will not have an unnecessary adverse impact on traffic flow or safety.

A development not meeting this requirement may be approved if the applicant demonstrates that:

(1) A public agency has committed funds to construct the improvements necessary to bring the level of access to this standard, or

(2) The applicant will assume financial responsibility for the improvements necessary to bring the level of service to this standard and will assure the completion of the improvements with a financial guarantee acceptable to the Town of Stockton Springs.

9.3. Access into the Site

Vehicular access to and from the development must be safe and convenient.

(1) Any driveway or proposed street must be designed so as to provide the minimum sight distance according to the Maine Department of Transportation standards, to the maximum extent possible.

(2) Points of access and egress must be located to avoid hazardous conflicts with existing turning movements and traffic flows.

(3) The grade of any proposed drive or street must be not more than $\pm 3\%$ for a minimum of two (2) car lengths, or forty (40) feet, from the intersection.

(4) The intersection of any access/egress drive or proposed street must function: (a) at a Level of Service of D following development if the project will generate one thousand (1,000) or more vehicle trips per twenty-four (24) hour period; or (b) at a level which will allow safe access into and out of the project if less than one thousand (1,000) trips are generated.

(5) Where a lot has frontage on two (2) or more streets, the primary access to and egress from the lot must be provided from the street where there is less potential for traffic congestion and for traffic and pedestrians hazards. Access from other streets may be allowed if it is safe and does not promote shortcutting through the site.

(6) Where it is necessary to safeguard against hazards to traffic and pedestrians and/or to avoid traffic congestion, the applicant shall be responsible for providing [the necessary funds for](#) turning lanes, traffic directional islands, and traffic controls within public streets.

(6) Provisions must be made to restrict the "overhang" of parked vehicles when it might restrict traffic flow on adjacent through roads, restrict pedestrian or bicycle movement on adjacent walkways, or damage landscape materials.

(7) Off Street Parking and Loading:

-a. No structure shall be erected nor shall any of the following uses be established unless at least the minimum number of off-street parking spaces as provided below is provided. Off-street parking, either by means of open air spaces or by garage space, in addition to being a permitted use, shall be considered as an accessory use when required or provided to serve conforming uses located in any District.

b. The following minimum off-street parking requirements shall be provided and maintained in case of new construction, alterations and changes of use or as deemed appropriate by the Planning Board:

1. Residential – Two (2) parking spaces for each dwelling unit

2. Transient Accommodations:

_____ a. Bed and Breakfast accommodations, motels, hotels, boarding houses, and inns with ten (10) rooms or less – Two (2) parking spaces plus one space for each guest room

_____ b. Motels, hotels, boarding houses, and inns with more than ten (10) rooms – One (1) parking space for each guest plus one (1) for each three (3) employees

3. Schools – Five (5) parking spaces for each classroom plus one (1) for each four (4) employees

4. Hospitals, Nursing Homes (bed facilities only) – One (1) parking space for every three (3) beds, plus one (1) for each employee based on the expected average employee occupancy

5. Funeral Parlors – twenty (20) spaces or as determined by the Planning Board

6. Theaters, churches, and other public assembly places – One (1) parking space for every four (4) seats or for every one hundred (100) square feet or major fraction thereof of assemblage space if no fixed seats.

7. Retail Stores and Businesses – One (1) space for every two hundred (200) square feet of retail area, plus one for every two employees
 8. Automotive Repair and Service Stations – One (1) space for each regular employee plus one (1) space for each fifty (50) square feet of floor area
 9. Roadside Farm Stand – Four (4) spaces
 10. Restaurants, eating and drinking establishments – One (1) parking space for every four (4) seats, plus one (1) for every two (2) employees
 11. Drive-In Restaurants and Dairy Stands – Ten (10) spaces plus one (1) additional space for each person serving or preparing food
 12. Professional Offices and Public Buildings – One (1) parking space for every two hundred (200) square feet of working space
 13. Fraternal Organizations and Clubs – One (1) space for each five (5) members
 14. Other Commercial Recreation Establishments (mini-golf courses, etc.) the number of spaces deemed appropriate by the Planning Board
 15. Industrial – One (1) parking space for each 1.5 employees, based on the highest expected average employee occupancy, plus employee, visitor and customer parking to meet the needs of specific operations
 16. For uses not specifically listed in this section, the Code Enforcement Officer shall prescribe the number which in no case will be less than an adequate number for employees and customers and visitors anticipated on the site
- c. Location On Other Property -. If the required automobile parking spaces cannot be provided on the same lot where the principal use is conducted, the Planning Board can permit that such spaces may be provided on other off-street property provided that such property lies within one thousand (1,000) feet of the main entrance to such principal use. Such automobile parking space shall be associated with the principal use and shall not thereafter be reduced or encroached upon in any manner, provided however, that it may serve different principal uses at different times of day.

9.22 Good Neighbor ~~F~~actors

9.22.1 Buffering

The Planning Board may require the project to provide for buffering where reasonable and necessary, given the nature of the development and characteristics of the neighborhood. The Planning Board may require such buffering to be designed to provide a year-round visual screen in order to minimize nuisances on abutting properties. Such buffering may consist of fencing, evergreens, berms, rocks, boulders, mounds, or a combination thereof.

9.22.2 Lighting

The development may use lighting for security, safety, and operational needs. Such lighting may not directly or indirectly produce deleterious effects on abutting properties or impair the vision of a motor vehicle operator on adjacent roadways. Exterior lighting fixtures must be shielded or hooded so that the lighting elements are not exposed to normal view by pedestrians or from adjacent dwellings, and do not unnecessarily light the night sky.

All exterior lighting, except security lighting, and except such lighting as may be necessary to the operation of the business during permitted business hours, must be turned off between the hours of 11 P.M. and 6 A.M.

9.22.3 Noise

The development must control noise to be at such levels as to not create a nuisance for neighboring properties as determined by the reasonable man doctrine or standard.

9.22.4 Odors ~~Orders~~

The development must control unreasonable odors ~~orders~~ so that they will not create a nuisance for neighboring properties as determined by the reasonable man doctrine or standard.

9.22.5 Hours of Operation

The Planning Board may impose reasonable conditions of approval with respect to hours of operation, based on the nature of the business and the characteristics of the neighborhood.

Section 10. POST APPROVAL ACTIVITIES

10.1. Limitation of Approval

The following timelines shall apply to any approval granted under this Ordinance. All timelines begin on and refer back to date of approval.

~~10.1.1~~

(1) Construction must be substantially commenced within twelve (12) months of date of approval.

~~10.1.2~~

(2) Construction must be substantially complete and the project must be operational within twenty-four (24) months of date of approval.

~~10.1.3.~~

(3) The applicant may apply for up to two (2) six month extensions of either substantial commencement or substantial completion/commencement of operation dates. Such extensions will be reviewed and approved or denied by the Planning Board. Conditions under the Ordinance in place under which the original approval was granted will apply for the duration of the extension periods.

~~10.1.4.~~

(4) Under no circumstance will any extensions be allowed to prolong substantial completion or start of project operation beyond thirty-six (36) months after date of approval. If the applicant wishes to complete the project after that time, the applicant must re-apply for a new approval under the terms of the Ordinance in effect at the time of said re-application.

10.2. Incorporation of Approved Plan

One copy of the approved site plan must be included with the application for the building permit for the project and all construction activities must conform to the approved plan, including any conditions of approval and minor changes approved by the Code Enforcement Officer to address field conditions.



SUBDIVISION ORDINANCE

Of the
TOWN OF STOCKTON SPRINGS, MAINE

Revised

DECEMBER 1981

FEBRUARY 1982

MARCH 1983

JUNE 1999

MARCH 2000

JUNE 2001

JUNE 2002

JUNE 2003

JUNE 2004

JUNE 2006

JUNE 2007

[JUNE 2018](#)

ATTESTED BY _____

TITLE _____

Prepared by
STOCKTON SPRINGS PLANNING BOARD
With assistance of
PENOBSCOT VALLEY REGIONAL PLANNING BOARD

Financial assistance of this document was provided by a grant from MAINE'S COASTAL PROGRAM, through funding provided by U.S. Department of Commerce, Office of Coastal Zone Management, under the Coastal Zone Management Act of 1972, as amended.

4. The time of submission of the Final Plan shall be considered to be the date of the regular monthly meeting of the Planning Board at least fifteen days prior to which the complete application, accompanied by the required fee, has been filed with the Code Enforcement Officer. The Planning Board shall issue the subdivider a dated receipt for the Final Plan at the time of submission of the Final Plan.

5. Within 30 days from receipt of a Final Plan, the Planning Board shall notify the subdivider in writing either that the application is a complete application or, if the application is incomplete, the specific additional material needed to make a complete application. After the Planning Board has determined that a complete application has been filed, it shall notify the subdivider and begin its full evaluation of the proposed subdivision.

6. Prior to submitting the Final Plan, the subdivider of a major subdivision in which new roads will be built or existing roads will be upgraded, shall file an Improvement Guarantee with the Selectmen. The purpose of the guarantee is to insure that all required subdivision improvements shall be satisfactorily completed. The amount, form and duration of the guarantee shall be that defined under Article 900 of this ordinance.

7. Public Hearing - The Planning Board may hold a public hearing on the Final Plan. If it determines that a public hearing shall be held, it shall be held within 30 days of the time of submission of the final plan. Said hearing shall be advertised in a newspaper of general circulation in Stockton Springs at least two times, the date of the first publication to be at least 7 days prior to the hearing. The Board shall send notice of such public hearing by First Class Mail Certified Mail, Return Receipt Requested, to all owners of property with 500 1000 feet of any boundary of the proposed subdivision. Said notice shall be mailed no later than 10 days prior to the date of the public hearing. The purpose of the public hearing shall be for the Planning Board to receive testimony from the public relative to any municipal or state ordinance, standard, or regulation which is applicable to the proposed subdivision and the relationship of the subdivision to the ordinance, standard, or regulation. All mailing and costs of publication shall be reimbursed to the town, whether or not the meeting is held or approval is granted. The Board may ask for prepayment of these costs prior to the hearing. Any funds not used will be reimbursed to the applicant.

8. Review and Action on Final Plan - The Board shall, within 30 days of a public hearing; or within 60 days of having received a complete application, if no public hearing is held; or within such other time limit as may be mutually agreed to by the Board and the subdivider, review the application and deny to grant approval of the proposed subdivision, or grant approval on such terms and conditions as it may deem advisable to satisfy the criteria contained in these regulations and State Law and to preserve the public's health, safety and general welfare. In all instances, the burden of proof shall be, upon the subdivider. In issuing its decision, the Planning Board shall take findings of fact establishing that the proposed subdivision does or does not meet the provisions of these regulations and the State Subdivision Law.

9. Upon approval of the plan, at least a majority of the Board members present and eligible to vote shall sign both transparencies and the date and any conditions of approval shall be written on both transparencies. One signed transparency shall be returned to the subdivider for filing with the Registry of Deeds and one signed transparency shall be retained by the Planning Board. The Planning Board shall maintain permanent record of their action on the final plan.

10. No changes, erasures, modifications, or revisions shall be made in any subdivision plan after approval has been given by the Planning Board and endorsed, in writing on the plan, unless the plan is first re-submitted to the Planning Board and the Board approves the modifications. In the event that any such subdivision plan is recorded without complying with this requirement, the same shall be considered null and void.

11. A recording fee of \$500 shall be required by the applicant. This fee shall be returned to the applicant after a signed and recorded plan is returned to the Town. The subdivider shall file a signed subdivision plan at the Waldo County Registry of Deeds within 90 days of the date of approval. Any plan not filed within ninety days will be considered null and void unless the particular circumstances of said subdivider or subdivision warrant the Planning Board to grant an extension.

12. If the Planning Board fails to take action within 60 days of the time of submission of a complete final plan, or within the mutually agreed to time, as specified above, the subdivision plan shall be deemed disapproved.

13. Approval of a subdivision plan does not imply that any road in the subdivision will be accepted by the Town. Only the legislative body of the Town of Stockton Springs, the Town Meeting, can accept a road as a public way.

842 - Submissions-~~Eight (8)~~ ~~Four (4)~~ paper copies and one (1) mylar copy of the Final Plan shall be submitted to the Planning Board for signatures. The Final Plan shall be not less than 8 1/2" by 11" and 29 1/2", by 3 1/2". The plan shall be drawn at a scale in which 1 inch equals no more than 100 feet and shall be oriented so the north direction is the same on all sheets.

In addition to all applicable items require on the Preliminary Plan otherwise indicated by the Planning Board, the following items shall be required as part of the Final Plan submissions:

Submission

Information on the Plan	Written Information to accompany plan.	
		1. Registered Land Surveyor or Engineer-The name, registration number, seal and signature of the land surveyor and/or engineer who prepared the plan. This information shall be on all sheets including cross section and profile sheets also.
		2. Streets - The names and lines, lengths of all straight lines, the deflection of angles, radii, length of curves, and tangent distances and bearings (shown on plan).
		3. Street Profiles - Profiles of center lines of proposed new streets on sheets separate from the plan, at a horizontal scale of one inch equals 40 feet; profiles of all proposed sewers shall be shown on street profiles, when applicable at the same scale. All elevations shall refer to USGS datum.
		4. Street Cross Sections - Cross sections at 50 foot horizontal intervals of proposed new streets, on sheets



Coastal Waters and Harbor Ordinance Town of Stockton Springs, Maine

Adopted by the Town of Stockton Springs on June 1990

Revised November 1992

Revised March 11, 2000

Revised February 13, 2005

Revised June 14, 2008

Revised June 19, 2010

Revised June 16, 2012

Revised June 14, 2014

Revised June 13, 2015

Revised June 17, 2017

[Revised June 16, 2018](#)

Attested by: Christina Hassapelis
Title: Town Clerk

Upon receipt of the application, each applicant will be notified within a reasonable length of time, in writing by the Harbormaster, of the action decided.

The Harbormaster has the authority to reject any mooring site or dinghy application, whether new or for renewal with justifiable cause.

No mooring or dinghy may be placed, moved or removed, without written permission of the Harbormaster.

All floats, both commercial and private, must be registered with the Harbormaster and shall conform to the specifications set forth in the appendices of this Ordinance. All Floats shall have a mooring that meets the minimum mooring specification of twice the size of the largest boat to be tied to the float. Each float will be assigned a number and shall display same.

The maximum allowable size for any float within the Harbor shall be twelve feet by twenty-four feet (12' x 24'). The maximum size for a tie up float shall be six feet by eighteen feet (6' x 18'). Tie up floats shall be moored at both ends. No more than two boats shall be tied to a float at any time, with the exception of dinghies. Floats shall be located in an area designated by the Harbormaster, at the Harbormaster's discretion. No float shall be used in any manner inconsistent with the conditions prescribed by the Harbormaster.

Requests for floats that exceed the maximum size allowed by this Ordinance shall be made in writing to the Harbor Committee for consideration.

- 7.2 An annual fee shall be levied by the Town for each mooring site or dinghy location, as set forth in the Application, License, Permit, and Other Fees Ordinance. The fee will be reviewed ~~set~~ annually by the Selectmen, upon recommendation by the Harbor Committee. The Selectmen will then recommend final approval at Town Meeting. Annual fees shall be received by the Town Office no later than April 30th of each year. If the annual fee has not been received at the Town Office by April 30th, a late fee ~~of \$50~~ per mooring will be assessed. If mooring and late fees are not paid in full by May 31st, the mooring site and mooring hardware will be considered abandoned. The Harbormaster shall attempt to contact the unpaid mooring owner using current Town official notification protocol. If the mooring fees remain unpaid following this notification procedure, the mooring hardware will become the property of the Town of Stockton Springs. Mooring site fees are not refundable.
- 7.3 The Harbormaster will maintain a Chart of the Harbor showing current mooring and dinghy locations, assignments, anchorages, and designated zones.
- 7.4 The Harbormaster shall maintain a written record of the basic information on each mooring and dinghy including assigned location, identifying number, vessel description, owner's name and residency, and any additional data deemed useful.

- 7.5 Each mooring shall be assigned an identifying number which must be marked in legible fashion on the marker buoy or log in block numerals at least three (3) inches high and of contrasting color. Moorings associated with the yacht club shall also be marked with the suffix "YC" after the number. Dinghies shall be marked with the name of the vessel owner and/or the name of the moored vessel that the dinghy is a tender to. This marking shall be readily visible from the Town Dock adjacent to the dinghy location. Fixed water objects such as lobster cars, floats, scow, etc. will be equipped with reflective tape at least four (4) inches in diameter or width, visible from all angles (sides), installed and maintained at least four (4) feet above the water line. All such objects shall be securely moored and marked so as to cause no hazard to navigation, and be no threat to the property of others. Name and license number of the owner shall be carved or burned into a main structural member.
- 7.6 All moorings shall conform to Town of Stockton Springs Mooring System Requirements, attached hereto as Appendix A. All mooring systems shall be approved by the Harbormaster prior to being placed. Vessel and/or mooring owners shall be liable for any damage caused by faulty, inadequate, or improperly designed or placed moorings.

In view of the fact that the locations outside the harbor are less protected than locations inside the harbor, the Harbormaster may require heavier gear and more scope for safety purposes.

7.7 TRANSFER OF REGISTRATION

- 7.7.1 ~~Mooring site registrations and dinghy locations are not transferable without prior approval of the Harbormaster. A Stockton Springs resident may re-assign his mooring site or dinghy location to an immediate family member provided that the recipient is a resident of the Town of Stockton Springs and the mooring meets the requirements of Section 7.6 of this Ordinance.~~
The assignment or use of a mooring location shall not be transferable, except that, upon the death of the assignee, that location may be transferred to a member of the assignee's immediate family, only if the mooring assignment was and will be used for commercial fishing purposes (32 M.R.S.A. § 3-A.
- 7.7.2 The Harbormaster shall be notified and give written approval prior to the transfer of mooring hardware.
- 7.7.3 In the event that a different vessel owned by the same owner is to utilize an existing mooring, such change shall be approved by the Harbormaster prior to the new vessel being placed on that mooring.

2. Shorefront owner's request for location immediately adjacent to frontage (Riparian Rights).
3. Resident owners of fishing vessels (as defined in Section 18 of this Ordinance).
4. Resident owners of commercial (non fishing) vessels.
5. Resident pleasure vessel owners.
6. Non-resident owners of fishing vessels (as defined in Section 18 of this Ordinance).
7. Commercial operators with rental moorings, subject to the approval of the Harbor Committee.
8. Non-resident owners of commercial (non-fishing) vessels.
9. Non-resident pleasure vessel owners.
10. Vessel owners with multiple locations.

7.11.2 At any time, at the recommendation of the Harbormaster to the Harbor Committee, the capacity of the Harbor can be declared full. At such time, the Harbormaster shall maintain a list of all applicants as per the precedence list under 7.11.1 that have not been assigned a mooring site for that year, but want to remain eligible for a future mooring site. To remain on the wait list, each applicant must up-date their request in writing annually prior to April 1st and pay a wait list fee, per the Application, License, Permit, and Other Fees Ordinance as set by the Selectmen. If an applicant refuses a mooring site when offered one, he/she may either choose to be dropped from the list or go to the bottom of the list. If a wait list is in place, the Harbormaster, in conjunction with the Harbor Committee may impose a limit on the number of non-commercial mooring sites permitted to each individual. The wait list will be available for viewing at the Harbormaster's office or the town Office during normal working hours.

7.11.3 More than one (1) commercial mooring site may be owned and used for year- round purposes as deemed appropriate by the Harbormaster pursuant to Section 7.10.2 of this Ordinance.

7.11.4 Status to moor in a designated area may be questioned or determined at any time by the Harbormaster. Appeal may be made to the Town Manager necessary.

7.11.5 No mooring site or dinghy space shall be granted or renewed until all current and previously owed fees, including excise fees, mooring site fees, and penalties have been received by the Town Office.

7.11.6 Future mooring site or dinghy assignments will be on an availability basis and will be granted in a manner consistent with Precedence as defined in Section 7.11.1 (See Title 38 MRSA).



SHELLFISH CONSERVATION ORDINANCE TOWN OF STOCKTON SPRINGS, MAINE

Adopted by the Town of Stockton Springs

Amended: October 24, 2003

Amended: June 14 2008

Amended: June 17, 2017

[Amended: June 16, 2018](#)

Attested by: _____, Christina Hassapelis

Title: Town Clerk

SHELLFISH CONSERVATION ORDINANCE
Town of Stockton Springs, Maine

1. **AUTHORITY:** This Ordinance is enacted in accordance with Title 12 M.R.S.A. Section 6671.
2. **PURPOSE:** To establish a shellfish conservation program for the Town of Stockton Springs, which will ensure the protection and optimum utilization of shellfish resources within its limits. These goals will be achieved by means which may include:
 - A. Licensing
 - B. Limiting the number of shellfish harvesters
 - C. Restricting the time and area where digging is permitted
 - D. Limiting the minimum size of clams taken
 - E. Limiting the amount of clams taken daily by a harvester
3. **Shellfish Conservation Committee:** The Shellfish Conservation Program for the Town of Stockton Springs will be administered by the Shellfish Conservation Committee appointed by the Selectmen for staggered terms of three (3) years.

The Committee's responsibilities include:

- A. Establishing annually, in conjunction with the Department of Marine Resources, the number of shellfish digging licenses to be issued.
- B. Reviewing annually the status of the resource using the results of clam flat, harvester or dealer surveys and other sources of information and preparing, in conjunction with and subject to the approval of the department a plan for implementing conservation measures.
- C. Submitting to the Town Manager Board of Selectmen a yearly proposals for the expenditures of funds for the purpose of shellfish conservation, who will then present it to the Board of Selectmen as part of the budget process.
- D. Keeping this Ordinance under review and making recommendations for it amendment.

- E. Securing and maintaining records of shellfish harvest from the town's managed shellfish areas and closed areas that are conditionally opened by the Department of Marine Resources.
- F. Recommending conservation closures and openings to the board of Selectmen or Council in conjunction with the Area Biologists of the Department of Marine Resources.
- G. Submitting an annual report to the Municipality and the Department of Marine Resources covering the above topics and all other committee activities.

4. **Definitions:**

- A. **Resident:** The term resident refers to a person who has been domiciled in this municipality for at least three months ~~next~~ prior to the time his claim of such residency is made.
- B. **Non-resident:** The term non-resident means anyone not qualified as a resident under this Ordinance.
- C. **Shellfish, clams or Intertidal Shellfish Resources:** When used in the context of the Ordinance, the words "shellfish" and "intertidal shellfish resources" mean soft shell clams (*Mya arenaria*), quahogs, surf clams and oysters. "Clams" mean soft shell clams, quahogs and surf clams.
- D. **Municipality:** Refers to the Town of Stockton Springs, Maine.

5. **Licensing:** Municipal Shellfish Digging License is required. It is unlawful for any person to dig or take shellfish from the shores and flats of this municipality without having a current license issued by this municipality as provided by this Ordinance.

A. **Designation. Scope and Qualifications:**

- 1. **Resident Commercial Shellfish License:** The license is available to residents of the Town of Stockton Springs and entitles the holder to dig and take any amount of shellfish from the shores and flats of this municipality and reciprocating municipalities.
- 2. **Non-resident Commercial Shellfish License:** The license is available to nonresidents of this municipality and entitles the holder to dig and take any amount of shellfish from the shores and flats of this municipality.

3. Residential Recreational Shellfish License: The license is available to residents and real estate taxpayers of this municipality and entitles the holder to dig and take no more than one peck of shellfish in any one day for the use of himself and his family.
4. Nonresident Recreational Shellfish License: The license is available to any person not a resident of this municipality and entitles the holder to dig and take no more than a peck of shellfish in any one day for the use of himself and his family.
5. 72-Hour Recreational License: The license is available to any person and entitles the holder to dig and take not more than one peck of shellfish in any one day for his or her personal use. Persons may obtain additional licenses for those unable to make it in person on the condition that they are able to provide all the required information for the license, including name, address, date of birth, sex, height, weight, eye color, and hair color. The person receiving the license must sign prior to use; all rules and regulations apply.
6. License must be signed: The licensee must sign the license to make it valid.

B. Application Procedure: Any person may apply to the Town clerk, in person, for licenses required by this Ordinance on forms provided by the municipality, except for 72 hour licenses per Section 5.A.5.—Applications will be processed on a first-come first-served basis.

1. Contents of Application: The application must be in the form of an affidavit and must contain the applicant's name, current address, birth date, height, weight, signature and whatever information the municipality may require.
2. Misrepresentation: —Any person who gives false information on a license application will cause said license to become invalid and void.

C. Fees: The fees for the licenses ~~are are found in the Application, License, Permit, and Other Fees Ordinance, stated below and must accompany, in full, the application for the respective license. The Town Clerk shall pay all fees received to the Town Treasurer, except for \$1.00 for each license, which will be retained by the Clerk as payment of issuing the license. Fees received for shellfish licensing shall be used by the town for shellfish~~

~~management, conservation and enforcement. This shall be a continuing account and shall not lapse.~~

~~Resident Commercial — \$100
Nonresident Commercial — \$200
Resident Recreational — \$ 10
Nonresident Recreational — \$ 20
72-Hour Recreational — \$ 5~~

- D. Limitation of Diggers: Clam resources vary in density and size distribution from year to year and over the limited shellfish producing area of the town. It is essential the town carefully husband its shellfish resources. Following the annual review of the town's shellfish resources, its size distribution, abundance and the warden's reports, ~~as,~~ as required by Section 3, the Shellfish Conservation Committee, in consultation with DMR Area Biologist, will determine whether limiting commercial or recreational shellfish licenses is an appropriate shellfish management option for the following year.
1. Prior to May 1st, the committee shall report its findings and document recommendations for the allocation of commercial and recreational licenses to be made available for the following license year to the Commissioner of Marine Resources for concurrence.
 2. After receiving approval of proposed license allocations from the Commissioner of Marine Resources and prior to May 15th the Shellfish Conservation Committee shall notify the Town Clerk in writing of the number and allocation of shellfish licenses to be issued.
 3. Notice of the number of licenses to be issued and the procedure for application shall be published in trade or industry publication or in a newspaper or combination of newspapers with general circulation, which the municipal officers consider effective in reaching persons affected.
 4. The Town Clerk shall issue licenses to residents and nonresidents as allocated from June 1st to July 31st, after which licenses shall be issued to residents and nonresidents on a first-come first-serve basis. Applicants must apply in person for all except the 72 hour licenses as allowed under Section 5.A.5.



APPLICATION, LICENSE, ~~AND~~ PERMIT, AND OTHER FEES ORDINANCE

ENACTED - June 13, 2015

Adopted June 13, 2015
Amended June 16, 2018

Attested By: _____

Title: _____

EEFFECTIVE - July 1, 2015

ATTESTED - Christina Hassapelis

DATE - June 24, 2015

TABLE OF CONTENTS

<u>SECTION 1: Title.....</u>	<u>3</u>
<u>SECTION 2: Authority.....</u>	<u>3</u>
<u>SECTION 3: Purpose.....</u>	<u>3</u>
<u>SECTION 4: Conflict with other Ordinances.....</u>	<u>3</u>
<u>SECTION 5: Severability.....</u>	<u>3</u>
<u>SECTION 6: Amendments.....</u>	<u>3</u>
<u>SECTION 7: Assessment of Fees.....</u>	<u>3</u>
<u>SECTION 8: Collection of Fees.....</u>	<u>4</u>
<u>SECTION 9: Applicability....</u>	<u>4</u>
<u>Schedule of Fees.....</u>	<u>5-11</u>

TOWN OF STOCKTON SPRINGS

APPLICATION, LICENSE, AND PERMIT FEES ORDINANCE

ADOPTED June 13, 2015

ARTICLE I — GENERAL PROVISIONS

SECTION 1-1: Title SECTION 1-1 TITLE

This Ordinance shall be known as the "Town of Stockton Springs Application, License, and ~~Permit~~ Fees Ordinance" and will be referred to herein as "this Ordinance".

SECTION 1-2: Authority SECTION 1-2 AUTHORITY

This Ordinance is adopted pursuant to the enabling provisions of the Maine — Constitution and the provisions of 30-A, M.R.S.A Section 3001 and Section 4354 (Home Rule).

SECTION 1-3: Purpose SECTION 1-3 PURPOSE

The purpose of this Ordinance is to establish a schedule of fees for applications, licenses, ~~and permits, and other fees~~ to facilitate control and/or inspection of construction work, business operations, and recreational activities in the interest of the health, safety, and general welfare of the community. Fees are established with the intent to sufficiently cover the cost to the Town in administering the provisions of established Ordinances.

SECTION 1-4: Conflict with other Ordinances

Whenever the requirements of this Ordinance are at variance with the requirements of any other lawfully adopted rules, regulations, ordinances, deed restrictions, or covenants, the more restrictive, or that imposing the higher standards, shall govern.

SECTION 1-5: Severability

In the event any section, subsection, or any portion of this Ordinance shall be declared by any court of competent jurisdiction to be invalid for any reason, such section shall not be deemed to affect the validity of any other section, subsection, or other portion of this Ordinance. To this end, the provisions of this Ordinance are hereby declared to be severable.

SECTION 1-6 EFFECTIVE DATE OF THIS ORDINANCE AND REPEAL OF FORMERLY ADOPTED ORDINANCES AND REGULATIONS

~~This ordinance and its attached schedule(s) take effect upon its enactment by the Town of Stockton Springs on July 1, 2015.~~

~~All existing ordinances of the Town of Stockton Springs are amended by deleting the specific amounts of any fees required in such ordinances and substituting the words: "as specified in the Town of Stockton Springs Application, License, and Permit Fees Ordinance".~~

~~The Town Clerk is directed to make the changes in the texts of existing ordinances necessary to implement this Ordinance.~~

SECTION ~~1-7~~ 6: Amendments to this Ordinance

This Ordinance may be amended by a majority vote of the registered voters in attendance at a regular town meeting or special town meeting called by the Municipal Officers. The Ordinance may also be amended at a regular town meeting upon a written petition of at least 10 percent of the Town's registered voters who voted in the last gubernatorial election. In all cases, a public hearing shall be held prior to the Town meeting vote on the proposed amendment.

ARTICLE II ADMINISTRATIVE PROVISIONS

SECTION ~~2-1~~ 7: Assessment of Fees

Fees shall be assessed at the time of application or transaction unless otherwise specified in the applicable ordinance adopted by the Town of Stockton Springs.

Fees shall not be refundable, unless otherwise noted in this Ordinance or other applicable ordinance adopted by the Town of Stockton Springs.

SECTION ~~2-2~~ 8: Collection of Fees

All fees shall be collected by the Town, or its agent, and shall accrue to the Town's general fund revenue accounts unless 1) otherwise specified in the applicable ordinance adopted by the Town of Stockton Springs, or 2) the fees collected are associated with enterprise accounts (Ambulance and Harbor). Enterprise account fees shall accrue to their specific accounts.

SECTION ~~2-4~~ 9: Applicability ~~SCHEDULE OF APPLICATION, LICENSE, AND PERMIT FEES~~

All fees and charges required by ordinances of the Town of Stockton Springs for permits, licenses, approvals and applications therefor, and all fees and charges collected by the Town of Stockton Springs where State law authorizes or requires the Town to set the amounts of such fees and charges, shall hereafter be established as the Schedule of Application, License ~~and~~ Permit, and Other Fees, and be listed in a Schedule of Fees, as part of this ordinance.

~~The Board of Selectmen shall establish a schedule of application, license, and permit fees. The Board of Selectmen shall review the schedule at least once annually. Amendments to the schedule shall require notice and a public hearing before approval being presented for final approval at Town Meeting.~~ A copy of the fee schedule shall be available from the Town Clerk

TOWN OF STOCKTON SPRINGS

(NOTE: THIS SECTION HAS BEEN HEAVILY REFORMATTED. Word/text changes are noted. Original is available upon request at the Town Office.)

SCHEDULE OF APPLICATION, LICENSE AND PERMIT FEES

ADOPTED ___ EFFECTIVE ___

SCHEDULE OF FEES

ADMINISTRATIVE FEES	
Copy of Town Documents	\$0.20 per page \$5.00 for DVD
Cemetery Fees – Set by Cemetery Commission Resident <ul style="list-style-type: none"> - <u> </u> Single Lot - <u> </u> Double Lot - <u> </u> Administrative Fee for Documents - <u> </u> Interment fees – Separate fee set by contractor - <u> </u> Disinterment – Separate fee set by contractor 	\$100.00 \$200.00 \$10.00 per lot
Faxes (Incoming & Outgoing)	\$1.00 per page
Notary Fee	\$1.00 per page
PAYT Pay As You Throw Trash Tags <ul style="list-style-type: none"> - <u> </u> Recycle Containers - <u> </u> Composter 	\$1.50 per tag Cost Cost
Copy of Land Use Ordinance (outside)	Cost
Copy of other ordinances done in house Per page up to 20 pages	\$0.20
Photocopies- Black & White <ul style="list-style-type: none"> - <u> </u> 8.5 inch x 11 inch or smaller - <u> </u> 8.5 inch x 14 inch - <u> </u> 11 inch h x 17 inch 	\$0.20 per page \$0.25 per page \$0.50 per page
Photocopies- Color <ul style="list-style-type: none"> - <u> </u> 8.5 inch x 11 inch or smaller - <u> </u> 8.5 inch x 14 inch - <u> </u> 11 inch x 17 inch 	<u>\$0.25 per page</u> <u>\$0.30 per page</u> <u>\$1.00 per page</u>
Search Fee <ul style="list-style-type: none"> - <u> </u> Per Surname - <u> </u> Abstract 	\$15.00 per name \$5.00 per request
Street Map (11 inch x 17 inch)	\$1.00
Tax Account Listing —electronic format	<u>\$0.20 per page</u> <u>\$75.00 for DVD</u>
Tax Maps (Complete Set) <ul style="list-style-type: none"> - <u> </u> 11 inch x 17 inch - <u> </u> 24 inch x 36 inch 	\$25.00 Cost

ANIMAL CONTROL RELATED	
Animal Impoundment Fee	\$30.00
Running At Large	\$10.00 + cost <u>per occurrence</u>
Emergency Medical Bills attributed to animal	Cost

AMBULANCE SERVICE	
Town of Stockton Springs Board of Selectmen shall annually establish a schedule of fees that support the cost of ambulance service to the extent practical while respecting all state and federal laws, rules, and regulations.	
Mileage per loaded mile	\$13.00
ALS 1 (A0427)	\$530.00
ALS 2 (A0422)	\$750.00
ALS Non-Emergency	\$418.00
ALS Return Trip	\$418.00
ALS Backup	\$100.00
BLS- Non-Emergency	\$280.00
BLS-Emergency	\$440.00
BLS- Return Trip	\$280.00
Ambulance Response with Treatment with No Transport*	\$100.00
<u>Ambulance Response w/o Treatment with No Transport*</u>	<u>\$100.00**</u>
*Medicare will not reimburse. Some private insurance companies may pay.	
<u>**First two calls of every year are free of charge. Notice will be sent to patient.</u>	
CABLE – Franchise Filing Fee	\$100.00
CODE RELATED	
Junkyard Application Fee	\$250.00
Junkyard Advertising Fee	Cost
Liquor License Advertising Fee (if applicable)	Cost
Bottle Club License Advertising Fee	Cost
FLOODPLAIN (See Land Use Schedule)	
- Application Fee- Minor Development	\$25.00
- Application Fee- New Construction or Substantial Improvement	\$50.00
- <u>Expert's Fee- (See Expert Fee, page 9)</u> Paid in full by applicant within 15 days of Town invoice mailed to applicant	Cost

HARBOR RELATED	
<u>Private Mooring Site Fees</u> <u>Stockton Harbor: Resident</u> <u>Non-Resident</u> <u>Areas Outside Stockton Harbor: Resident</u> <u>Non-Resident</u>	\$70.00 80.00 \$145.00 200.00 \$25.00 \$50.00
<u>Commercial Mooring Site Fees</u> <u>Stockton Harbor: Resident</u> <u>Non-Resident</u> <u>Areas Outside Stockton Harbor: Resident</u> <u>Non-Resident</u>	\$70.00 80.00 \$145.00 200.00 \$25.00 \$50.00
<u>Other Fees</u> Dinghy- In-rack Dinghy- Inter-tidal, In-water Tie-Up Dinghy- Regular In-water Tie-Up Dinghy Penalty Bail-Out Fee	\$25.00 \$25.00 \$50.00 \$5.00 per occurrence
<u>Town Rentals:</u> <u>Overnight Mooring</u> <u>Seasonal Mooring</u> <u>Overnight Dockage (Only when approved by Harbormaster)</u>	\$25.00 per night \$700.00 per season \$1.00/ft. per night
Mooring Site Waiting List Fee	\$10.00 per site, per season
<u>Annual Key Fee for 24/7 Bathroom Access at HM Office</u> <u>Late Fee</u>	\$5.00 \$50.00 per mooring

All Harbor Related Fees are due by the Town Office no later than April 30th of each year. If the annual fee has not been received at the Town Office by April 30th, the late fee will be assessed. If mooring and late fees are not paid in full by May 31st, the mooring site and mooring hardware will be considered abandoned. The Harbormaster shall attempt to contact the unpaid mooring owner using current Town official notification protocol. If the mooring fees remain unpaid following this notification procedure, the mooring hardware will become the property of the Town of Stockton Springs. Mooring site fees are not refundable.

Land Use

Town of Stockton Springs, Maine Land Use Ordinance

LAND USE FEES SCHEDULE		
	Minimum Fee	Additional Costs
Residential Building	\$.15/sq. ft. - Minimum \$25.00	\$25 Shoreland \$50 Floodplain
Commercial Building	\$.25/sq. ft. - Minimum \$50.00	\$25 Shoreland \$50 Floodplain
Accessory Building*	\$.10/sq. ft. – minimum \$25.00 No permit Required if less than 100 sq. ft.	\$25 Shoreland \$50 Floodplain
Industrial Building	\$.25/sq. ft. - Minimum \$60.00	\$25 Shoreland \$50 Floodplain
Change of Use	\$30	\$25 Shoreland \$50 Floodplain
Demolition	\$25.00	
Construction Without A Permit	First Offense: Double Fee Second Offense: Double Fee Third & Subsequent: \$2,500. Minimum	
Fabric Shelters	\$25.00	
Home Occupation	\$30	\$25 Shoreland \$50 Floodplain
Signs	\$25	
Driveway/Road Entrance	\$25	
Fees for porch, deck, wharf	same as building permit fees	
Earth moving < 10 cubic yards > 10 cubic yards Vegetative Clearing	No fee \$25	\$25.00 Shoreland \$50.00 Shoreland
Site Plan Review	\$100	plus mailing & advertising <u>cost</u>
Board of Appeals Pre-Application	\$100 \$50	plus mailing & advertising <u>cost</u>
Subdivision Pre-application Minor Major Amendment Minor Modification	\$100 \$100 per lot \$200 per lot \$200 per lot \$100	plus mailing & advertising <u>cost</u> Plus \$100 per new lot
Wireless Telecommunications	\$1500 New Tower \$500.00 Expansion	Requires PB Approval CEO Permits

Wind Energy Development	See Wind Energy Ordinance	
Internal Plumbing	\$40	\$10.00/fixture plus \$10 for Town
SSWD	Per State schedule	& \$20/Town & \$15/State Surchg.

Expert Fee:

An additional fee may be charged if the Planning Board and/or Board of Appeals require the assistance of a professional engineer or other expert. The expert's fee shall be paid in full by the applicant within ten (10) days after the Town submits an estimate for such services to the applicant. Failure to pay the fee to the Town within the required time period shall constitute a violation of this Ordinance. An expert shall not be hired by the municipality at the expense of an applicant until the applicant has either consented to such hiring in writing or been given an opportunity to be heard on the subject.

MINERAL EXTRACTION	
<u>Mineral Extraction</u>	
Renewal Fees: Less than 1 acre	\$100.00
1.0 Acre to 4.9 acres	\$200.00
5.0 acres to 30 acres	\$300.00
Over 30 acres	\$600.00
Application Fees: Less than 1 acre	\$ 100.00
1.0 Acre to 4.9 acres	\$ 250.00
5.0 acres to 30 acres	\$ 500.00
Over 30 acres	\$1,000.00
Expansion Fees: Under 5 acres	\$300.00
Over 5.1 acres	\$500.00
PLUMBING CODE	
Uniform Plumbing Code (Adopted by the State of Maine and locally enforced)	
Plumbing fees	As established by the State of Maine

SHELLFISH CONSERVATION	
Resident Commercial	\$100.00
Non-resident Commercial	\$200.00
Resident Recreational	\$ 10.00
Non-resident Recreational	\$ 20.00
72 Hour Recreational license	\$ 15.00
SIGNS	\$25.00
SHORELAND ORDINANCE	See Land Use Schedule
SITE PLAN REVIEW	See Land Use Schedule Plus Cost of Technical Review* Plus Cost of Improvement Guarantee
SUBDIVISION	See Land Use Schedule

***Technical Review Fee**

The Planning Board may reduce the amount of the technical review fee or eliminate the fee if it determines that the scale or nature of the project will require little or no outside review.

The technical review fee may be used by the Planning Board to pay reasonable costs incurred by the Board, at its discretion, which relate directly to the review of the application pursuant to the review criteria. Such services may include, but need not be limited to, consulting, engineering or other professional fees, attorney fees, recording fees, and appraisal fees. The Town of Stockton Springs shall provide the applicant, upon written request, with an accounting of his or her account and shall refund all of the remaining monies, after the payment by the Town of all costs and services related to the review. Such payment of remaining monies shall be made no later than sixty (60) days after the approval of the application, denial of the application, or approval with condition of the application. Such refund shall be accompanied by a final accounting of expenditures. The monies collected shall not be used by the Board for any enforcement purposes nor shall the applicant be liable for costs incurred by or costs of services contracted for by the Board which exceed the amount deposited to the trust account.

PUBLIC HIGHWAY EXCAVATION	\$25.00 per application Plus costs to surface/pave
SUBSURFACE WASTEWATER Subsurface Wastewater Disposal Rules (Adopted by the State of Maine and locally enforced)	Related Plumbing Fees as established by the State of Maine
WELLHEAD PROTECTION	Cost of Expert if Used
WIND ENERGY ORDINANCE	
Type 1 & 2:	\$30.00
Type 3 in Rural Zone:	\$50.00

Type 3 Other than Rural Zone: Type 4 & 5 Site Permit	\$100.00 Cost of Notification & Guarantees
Base Application	\$2,500.00 & plus \$100 for every wind turbine
Operational License Annual Fee for existing app	\$1,000.00 \$250.00
WIRELESS ORDINANCE	
Expansion/Co-Location New Tower	\$500.00 \$1,500.00 Plus all reasonable & customary costs to review
ZONING BOARD OF APPEALS	
Administrative Appeal to Zoning Board	\$0.00
Miscellaneous Appeal to Zoning Board	\$0.00
Variance Appeal to Zoning Board of Appeals	\$0.00