

Permit

STORAGE
Building

2017 Cent

Norvest LLC

203 Stephens Road, West Milford, New Jersey 07480 (973) 728-8466

Fax (973) 728-3686

e-mail tscala203@gmail.com

June 17, 2022

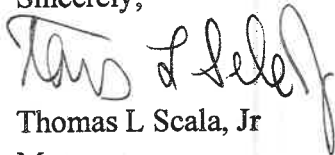
State of Maine
Department of conservation
Land Use Regulation Commission
191 Main Street
East Millinocket, ME 04430

Re: LURC DP 3976 Amendment E

Dear, Bryan Way;

Enclosed is the completed Self-Certification Form for the above permit and its attachments. Due to Covit, we apologize for the delay in the panerwork. If you have any question, please contact me.

Sincerely;



Thomas L Scala, Jr
Manager

Enclosures: Self-Certification Form
Photographs
Survey
ZP 762 Zone Map

For office use:

Self-Certification Form**1. PERMITTEE INFORMATION, PROJECT LOCATION AND PERMIT NUMBERS**

For residential and non-residential development

Permittee Name(s) Norvest LLC	Daytime Phone 973-728-8466	FAX 973-728-3686
Mailing Address 203 Stephen Rd	Email	
Town West Milford	State N.J.	Zip Code 07480
Project Location (Township and County) T5 R8 WELLS	LUPC Permit Number (BP or DP) DP 3976 Amendment F	Date Issued 3/20/2017

2. COMPLETED STRUCTURES AND FEATURES

under DP-762 zoning

Have you finished construction of all structures and installed all other features (including dwellings, garages, sheds, porches, decks, driveways, parking areas, signs, etc.) as authorized in your LUPC permit? ☒ YES ☐ NO

IF YES, fill in a line on the table below for each structure on your property. IF NO, describe below which activities have not been finished to date.

Type of structure (dwelling, garage, deck, porch, shed, driveway, parking area, etc.)	Year built	Exterior dimensions (in feet) (LxWxH)	Type of foundation (full basement, slab, post, etc.)	Distance (in feet) of structure from nearest:						
				Road	line	Property	pond	Lake or	stream	River or
Storage Shed	2020	42 x 80	Slab	N/A	<100'	<100'	<100'	<100'	<100'	<100'

3. CHANGES NOT REFLECTED IN PERMIT

Carefully review the findings, conclusions and conditions of your LUPC permit. Have any changes to the proposal been made which were not included in the permit (for example, changes in building dimensions or setback distances from roads, property lines or water bodies; or construction of new accessory structures such as decks, walkways, additions, etc.)? ☐ YES ☒ NO

IF YES, describe any such changes (use additional paper if necessary).

4. EROSION AND SEDIMENTATION CONTROL

Have you successfully reseeded or otherwise permanently stabilized all areas of disturbed soil on your property? ☒ YES ☐ NO

IF NO, describe how you will stabilize any remaining areas of disturbed soil. (Use additional paper if necessary.)

5. SITE PLAN AND PHOTOGRAPHS

- ☒ Submit a bird's-eye view drawing that shows your entire property and includes the following: (A) property boundary lines and dimensions (including road and water frontage); (B) wooded areas, cleared areas, rivers, streams, lakes, ponds, wetlands, and other natural features; (C) any remaining areas of disturbed soil; and (D) all existing structures and features (including their dimensions and distances from the nearest property line, road, lake, pond, river, stream and wetland). Draw the plan on an 8½ x 11" piece of paper.
- ☒ Attach a series of photographs that show the structures and features on your property as they currently exist. Mount the photos on 8½ by 11 inch paper and include an explanatory caption and date for each photo. Please note, your photos cannot be returned.

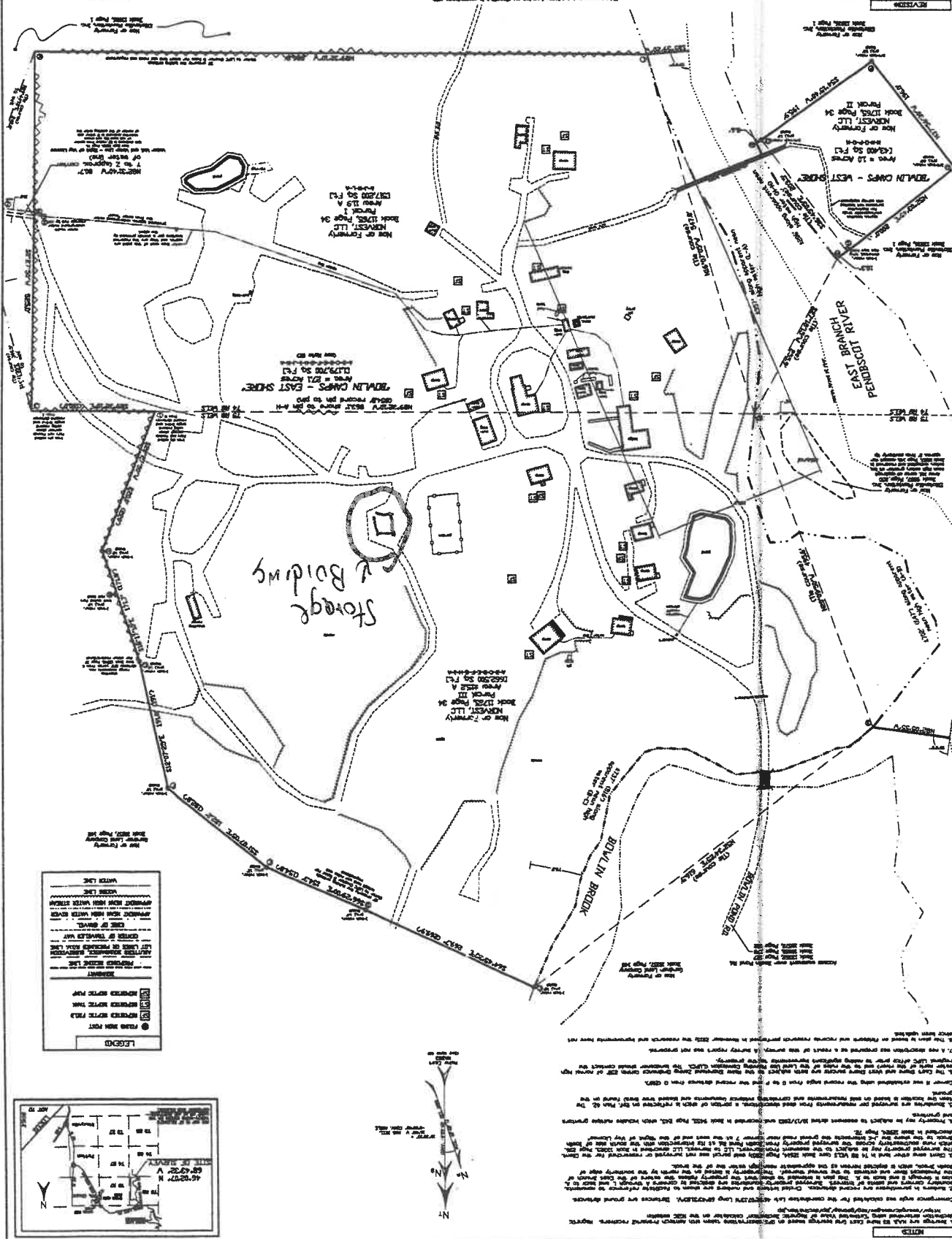
6. SELF-CERTIFICATION STATEMENT AND SIGNATURE

All persons listed on the LUPC permit related to this self-certification form must read and sign the statement below.

I hereby certify that the above information is true, accurate, and complete and that the project for which I received a permit has been carried out in compliance with the terms and conditions of my permit.

Chris T. Schry Manager Norvest LLC 6/17/2022
Permittee Signature(s) Date

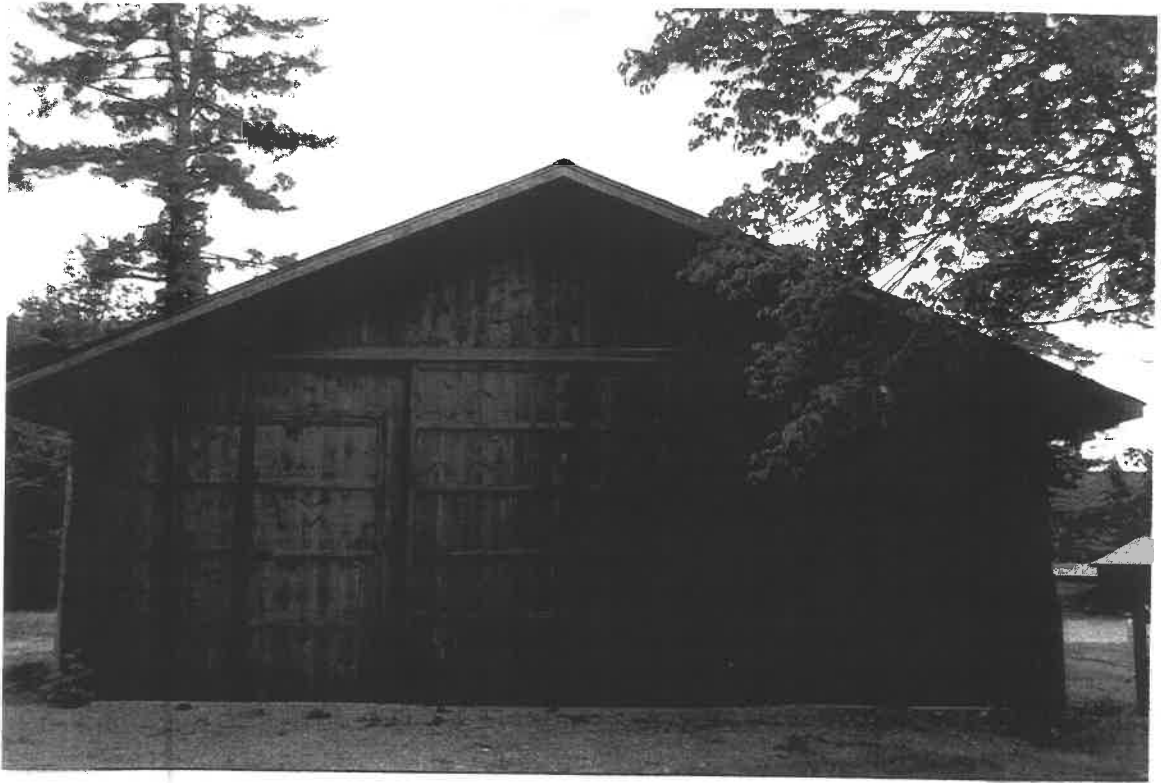
A person who willfully or knowingly falsifies any statement contained in a permit application or other information required to be submitted to the Commission shall be in violation of this chapter and subject to the penalties of this chapter, which may include fines of up to \$10,000. - 12 M.R.S.A., §685-C(8).

[illegible][illegible]

Storage

Photo

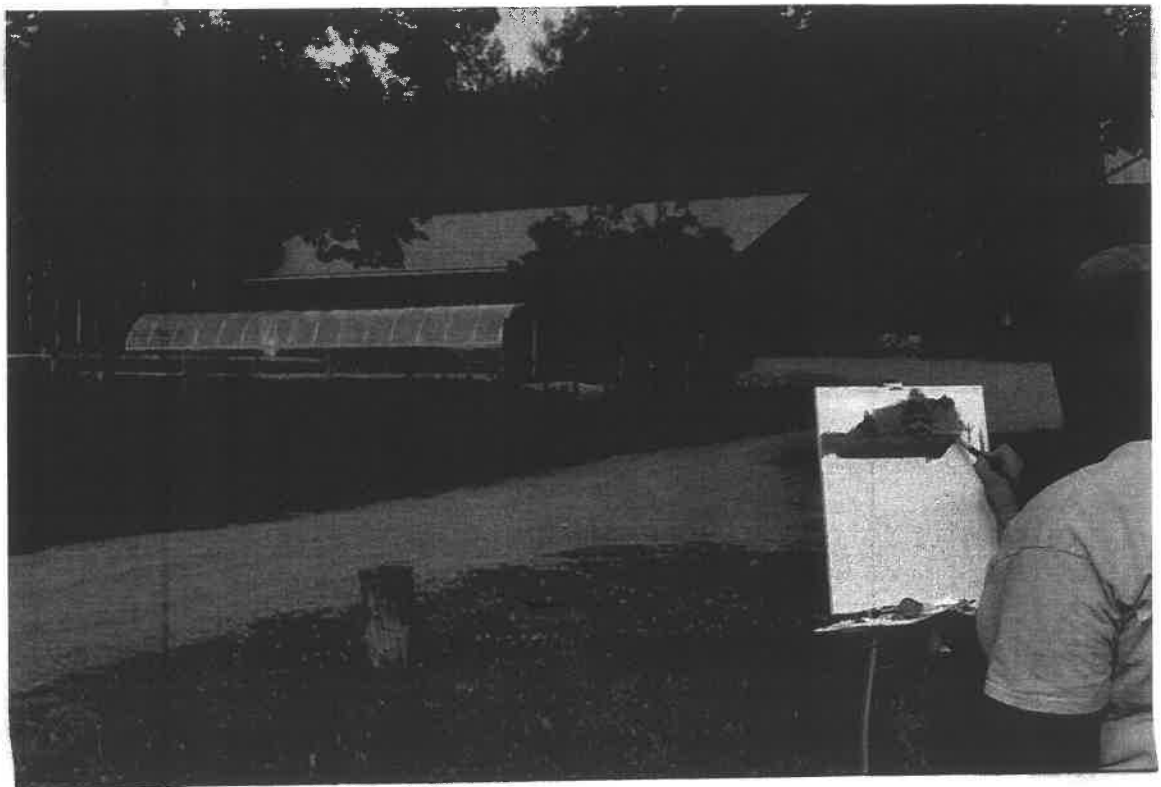
6/16/2022



Storage

Photo

? 2018





PAUL R. LEPAGE
GOVERNOR

Norvest LLC
Attn: Thomas L. Scala Jr.
203 Stephens Road
West Milford, NJ 07480

RE: Approved Amendment I

Dear Mr. Scala:

I am pleased to enclose a property in T5 R8 WELS and T permitted activities, as limited by must be posted in a visible location property will know the project is a

Please read the enclosed permit valid only if you comply with its terms

If you plan any changes to your property, you must apply for and obtain appropriate permits. As property owner, you have an ongoing obligation to maintain Commission Standards.

When you have completed the work (enclosed) with our office. If you desire, the work can be completed according to the conditions of the permit.

Thank you for your cooperation throughout the process. We appreciate your commitment to the Commission's standards, or if we may be of assistance, please contact us.

Enclosures: LUPC Development Permit DP 3976
Notice of Authorization to Proceed
Self-Certification Form
DP 3976 File

7-746-2243
NJ.GOV/DACF/LUPC



PAUL R. LEPAGE
GOVERNOR

2017 stamp
STATE OF MAINE
DEPARTMENT OF AGRICULTURE, CONSERVATION & FORESTRY
LAND USE PLANNING COMMISSION
191 MAIN STREET
EAST MILLINOCKET, MAINE 04430

WALTER E. WHITCOMB
COMMISSIONER

NICHOLAS D. LIVESAY
EXECUTIVE DIRECTOR

Norvest LLC
Attn: Thomas L. Scala Jr.
203 Stephens Road
West Milford, NJ 07480

March 20, 2017

RE: Approved Amendment F to LUPC Development Permit DP 3976

Dear Mr. Scala:

I am pleased to enclose a development permit issued by the Commission for certain land use activities on your property in T5 R8 WELS and T4 R8 WELS, Penobscot County. This permit is your authorization to proceed with the permitted activities, as limited by the terms and conditions of the permit. I have also enclosed a permit certificate, which must be posted in a visible location at the site during the period of construction. By doing so, inspectors visiting your property will know the project is authorized.

Please read the enclosed permit carefully, paying special attention to the conditions of approval, as the permit is valid only if you comply with its terms and conditions, including its expiration date.

If you plan any changes to your permit, or any additional work that has not been approved in the permit, you must apply for and obtain appropriate permit amendments from the Commission before you begin that work. As the current owner, you have an ongoing obligation to maintain the property in compliance with the permit and applicable Commission Standards.

When you have completed the work authorized under the enclosed permit, please file a self-certification form (enclosed) with our office. If you desire us to issue a Certificate of Compliance certifying that the permitted work has been completed according to the conditions of the permit, please submit a request to do so and the required fee of \$50.00.

Thank you for your cooperation throughout this process. If you have any questions regarding the enclosed permit or the Commission's standards, or if we may be of any other assistance please contact me at 746-2244.

Sincerely,

Marcus C. Russell
Senior Regional Representative
Permitting and Compliance Division

Enclosures: LUPC Development Permit DP 3976
Notice of Authorization to Proceed (Permit Certificate)
Self-Certification Form

xc: DP 3976 File

FAX: 207-746-2243
WWW.MAINE.GOV/DACF/LUPC



PHONE: 207-731-4398
PHONE: 207-746-2244

STATE OF MAINE
DEPARTMENT OF AGRICULTURE, CONSERVATION AND FORESTRY
MAINE LAND USE PLANNING COMMISSION

22 STATE HOUSE STATION

AUGUSTA, ME 04333-0022

TEL. (207) 287-2631 FAX (207) 287-7439 TTY (888) 577-6690

THIS CERTIFICATE MUST BE POSTED IN A VISIBLE LOCATION AT THE DEVELOPMENT SITE

A Land Use Planning Commission permit has been issued for certain development or construction activities at this location. Copies of the actual permit have been provided to the permittee and are available for inspection at the Commission's offices. Please refer to www.maine.gov/doc/lupc

Permit Number: DP-3976-F

Issued To: Norvest Llc

Location: Town

T 4 R 8 WELS

T 4 R 8 WELS

T 5 R 8 WELS

Plan Lot

01 1.3

01 1.4

01 3.11

Authorized Activity: Storage building 42' by 80'

Permit Approval Date: 3/20/2017

Required Start Date: 3/20/2019

Required Completion Date: 3/20/2022

Nicholas Livesay, Executive Director
Maine Land Use Planning Commission

THIS CERTIFICATE IS NOT A PERMIT

2017 Storage



PAUL R. LePAGE
GOVERNOR

STATE OF MAINE
DEPARTMENT OF AGRICULTURE, CONSERVATION & FORESTRY
LAND USE PLANNING COMMISSION

191 MAIN STREET
EAST MILLINOCKET, MAINE 04430

WALTER E. WHITCOMB
COMMISSIONER

NICHOLAS D. LIVESAY
EXECUTIVE DIRECTOR

AMENDMENT F TO
DEVELOPMENT PERMIT DP 3976

The staff of the Maine Land Use Planning Commission (hereafter the "Commission") after reviewing the application and supporting documents submitted by Norvest LLC for Amendment F to Development Permit DP 3976, finds the following facts:

1. Applicant: Norvest LLC
Attn: Thomas L. Scala Jr.
203 Stephens Road
West Milford, NJ 07480
2. Date of Completed Application: March 20, 2017
3. Location of Proposal: T 5 R 8 WELS, Penobscot County
Taxation Lot #3.11 on Plan 01
T 4 R 8 WELS, Penobscot County
Taxation Lots #1.3 and #1.4 on Plan 01
4. Zoning: (D-PR) Planned Recreation Facility Development Subdistrict
(P-RR) Recreation Protection Subdistrict
(P-FP) Flood Prone Protection Subdistrict
(P-SL1) Shoreland Protection Subdistrict
5. Lot Size: 13 Acres (owned) in T 4 R 8 WELS
18 Acres (owned) in T 5 R 8 WELS
6. Principal Buildings: Existing L-Shaped Main Lodge w/ Porch (19 ft. by 71 ft. and 20 ft. by 25.4 ft.)
with addition (21' by 23')
Existing "Bridge" Cabin w/ Porch (26.1 ft. by 33 ft.)
Existing "No Aces" Cabin w/ Porch (25.6 ft. by 32.6 ft.)
Existing "1895" Cabin w/ Porch (22.8 ft. by 31 ft.)
Existing reconstructed "Mad Trapper" Cabin (23 ft. by 31 ft.)
Existing "Chapman 1" Cabin w/ Porch (17.3 ft. by 25.4 ft.) (7 ft. by 8 ft.)
Existing "Chapman 2" Cabin w/ Porch (17.3 ft. by 25.3 ft.) (6.8 ft. by 7.2 ft.)
Existing "Chapman 3" Cabin w/ Porch (17.5 ft. by 25.5 ft.) (7 ft. by 8 ft.)
Existing "Chapman 4" Cabin w/ Porch (17.2 ft. by 25.7 ft.) (7 ft. by 8 ft.)
Existing "Old Moose Cabin" with Porch (21.6 ft. by 27.6 ft. (7 ft. by 15 ft.)
Existing Shower House (8.9 ft. by 18.4 ft.)
Existing Staff Quarters (20 ft. by 42.8 ft.)
w/ Existing Addition (11 ft. by 25 ft.)
Existing "Fish Tales Cabin" w/ Porch (21.6 ft. by 27.6 ft.)
Existing "River Watch Cabin" w/ Porch (21.6 ft. by 27.6 ft.)
Existing "Owner's Cabin" with Porch (28.3 ft. by 41 ft.) (6 ft. by 10 ft.)
with addition 21 ft. by 23 ft.

PHONE: 207-746-2244

191 MAIN STREET
www.maine.gov/dacf

FAX: 207-746-2243

7. Accessory Structures:
- Existing Generator Shed (9.2 ft. by 12.2 ft.)
 - Existing Supply Shed (10.2 ft. by 20.2 ft.)
 - Existing Skinning Shed (10 ft. by 10 ft.)
 - Existing Bait Shed (16 ft. by 16 ft.)
 - Existing Storage/Work Shed (24.3 ft. by 42.3 ft.)
 - Existing Wood Shed (17.5 ft. by 22.7 ft.)
 - Existing Dog Kennel (16 ft. by 42 ft.)
 - Existing Canoe Shed (14 ft. by 19.8 ft.)
 - Existing Sport Shed (10 ft. by 10 ft.)
 - Existing Sporting Clay Stand (12 ft. by 32 ft.)
 - Existing Rifle Range Stand (8 ft. by 10 ft.)
 - Proposed storage building (42 ft. by 80 ft.)
8. Sewage Disposal
- Existing Replacement Combined System (Lodge [in part], Mad Trapper Cabin)
 - Existing Combined System (Chapman 2, 3, No Aces Cabin)
 - Existing Combined System (Chapman 4 and Bridge Cabin)
 - Existing Combined System (Chapman 1 and Staff Quarters)
 - Existing Combined System (3 Cabins and Owner's Cabin)
9. Soil Type(s): [6-B] Per the Maine State Plumbing Code.
10. Affected Waterbody: East Branch Penobscot River, Bowlin Brook, and Man-made Pond

Proposal

11. The applicant proposes to construct a 42 foot by 80 foot storage building in accordance with the Preliminary Development Plan proposed in Zoning Petition ZP 762. The storage building would be located in Area C of the Preliminary Development Plan and would be located approximately 500 feet from the East Branch of the Penobscot River, approximately 400 feet from Bowlin Stream, approximately 600 feet from the nearest land management road, and approximately 500 feet from the nearest property boundary line. Although multiple zones exist on the subject property, the proposed development activity is confined to the (DPR) Planned Recreational Facility Development Subdistrict.

Background Information:

12. The applicant's lot is developed with an existing Level E Recreational Lodging Facility. The facility was originally developed with a main lodge, seven rental cabins, a shower house a generator shed, hen house, wood shed and barn. The main lodge is set back approximately 100 feet from East Branch of the Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines. All rental cabins, except for the "Mad Trapper" cabin were/are set back at least 100 feet from East Branch of the Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from the nearest property boundary lines. All existing accessory structures are set back at least 100 feet from the East Branch of the Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines.
13. In July of 1990, Development Permit DP 3976 was issued to Jon Smallwood authorizing construction of a 24 foot by 30 foot rental cabin and reconstruction of a 24 foot by 32 foot rental cabin in T 5 R 8 WELS (P-RP subdistrict) portion of the property. The two cabins plus one existing cabin were to be served by a proposed replacement combined sewage disposal system. The new cabin was to be set back at least 150 feet from East Branch Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines.

14. In November of 1996, Mr. Smallwood constructed a new rental cabin without obtaining a permit from the Commission [Reference: Enforcement Case EC 98-079; Resolved].
15. In July of 1998, Amendment A to Development Permit DP 3976 was issued to Jon Smallwood authorizing after-the-fact approval for the new rental cabin in T 4 R 8 WELS and permit approval for a new combined sewage disposal system to serve this cabin. Amendment A also authorized installation of two additional combined sewage disposal systems to serve the reconstructed cabin and the new cabin approved under the provisions of Development Permit DP 3976. The third cabin to be connected to the sewage disposal system approved under the provisions of DP 3976 continues to use the original sewage disposal system for that cabin.
16. In October of 2005, Amendment B to Development Permit DP 3976 was issued to Bowlin Camps, LLC authorizing removal of one of the cabins and relocation of four other existing cabins from land leased at the time in T 5 R 8 WELS to the land owned in T 4 R 8 WELS. The "No Aces" cabin and "Chapman 2, 3, and 4" cabins were relocated. The cabins were to be set back at least 150 feet from the East Branch of the Penobscot River and be served by an authorized combined sewage disposal system.
17. The applicant purchased the property in 2009. On July 7, 2010, Amendment C to Development Permit DP 3976 was issued to Norvest LLC authorizing the construction of three guest rental cabins with porches, 20 foot by 26 foot each, and a 26 foot by 36 foot owner's cabin on the existing foundations for the previously relocated cabins. All four cabins were to be set back at least 150 feet from East Branch Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines. Amendment C to Development Permit DP 3976 also authorized the removal of an 8 foot by 25 foot section of the existing barn, construction of a 10 foot by 25 foot addition and conversion of the barn to staff quarters. The staff quarters were to be set back at least 150 feet from East Branch Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines.
18. On March 23, 2015, the applicant submitted an application for Amendment D to Development Permit DP 3976 seeking authorization to construct a 12 foot by 23 foot open rain shelter for a skeet-shooting range and a 20 foot by 12 foot open rain shelter for a pistol-shooting range. The structures were proposed to be located in the (M-GN) General Management Subdistrict and greater than 100 feet from the East Branch of the Penobscot River and Bowlin Brook, and at least 25 feet from property lines. The application was returned because the proposed structures were deemed to meet the provisions of Section 10.27, P (Accessory Structures) of the Commission's Land Use Districts and Standards, and therefore did not require permit approval from the Commission.
19. On June 23, 2016, the Commission rezoned 32.8 acres of the 33 acre lot from General Management (M-GN) Subdistrict, Recreation Protection (P-RR) Subdistrict, Flood Prone Protection (P-FP) Subdistrict, and Shoreland Protection (P-SL1 & 2) to a (D-PR) Planned Recreational Lodging Facility Development Subdistrict to rezone the three parcels associated with Bowlin Camps to a subdistrict that is more consistent with the historic and current use of the site and surrounding resources. In accordance with Section 10.21, H of the Commission's Land Use Districts and Standards, this proposal included a preliminary development plan (Plan) that fully describes existing and proposed amenities, uses, and development. The rezoning excluded the approximately 0.2 acres (75 foot diameter semi-circle) around the south side of the bridge crossing Bowlin Brook. This area retained its current overlapping Recreation Protection (P-RR) Subdistrict, Flood Prone Protection (P-FP) Subdistrict, and Shoreland Protection (P-SL1 & 2) Subdistrict designations.
20. Also on June 23, 2016, the Commission authorized a reduction of the 400 foot property line setback for all uses. Specifically, the Petitioners requested, and the Commission approved, that the applicable setback requirements of Section 10.26, or as otherwise provided by Chapter 10 apply to all uses and structures, except the three shooting ranges. The existing sporting clay range is located approximately 70 feet from the eastern property line; the existing pistol range is located approximately 15 feet from the eastern property line; and the existing rifle range is located approximately 150 feet from a property line/township boundary and approximately 130 feet from the eastern property line. As a result, the Petitioners are seeking a reduction in the required 400 foot property line setback for each of these ranges to their current setbacks.

21. On September 6, 2016, Amendment E to Development Permit DP 3976 authorizing the reconstruction of the existing "Mad Trapper Cabin" and porch (23 ft. by 31 ft.) and the construction of a 21 foot by 23 foot addition to the "Owner's Cabin". The reconstructed "Mad Trapper Cabin" was to be set back at least 100 feet from the East Branch Penobscot River, at least 150 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines. The Owner's Cabin addition was to be set back at least 150 feet from the East Branch Penobscot River, at least 150 feet from Bowlin Brook, at least 25 feet from nearest property boundary lines, and at least 75 feet from the traveled portion of roadways. Amendment E to Development Permit DP 3976 also authorized the installation of a new combined subsurface wastewater disposal system to serve part of the wastewater generation capacity of the lodge and authorized the connection of the reconstructed "Mad Trapper Cabin" to the existing combined system serving the lodge, in accordance with a subsurface wastewater disposal system design prepared by Licensed Site Evaluator Edwin H. McArthur and dated May 5, 2016.

Review Criteria

26. Under provisions of Section 10.21,H,1 of the Commission's Land Use Districts and Standards, the purpose of the D-PR subdistrict is to allow for well-planned recreation lodging and facility developments that otherwise do not meet the requirements of any of the subdistricts in Section 10.21. The Commission's intent is to consider development proposals separated from existing developed areas, provided that they can be shown to be of high quality and not detrimental to other values established in the Comprehensive Land Use Plan, and provided they depend on a particular natural feature or location, or combination of features or locations, which is available at the proposed site. A rezoning will be granted when the Commission is persuaded by a preponderance of all evidence that the location of the site is the best reasonably available for the proposed use and that the goals and policies of the Comprehensive Land Use Plan are served, including a careful consideration of the classification of any waterbodies contained within or located near the proposed development.
27. Under provisions of Section 10.21,H,3 (Allowed Uses) of the Commission's Land Use Districts and Standards, All uses approved in the Final Development Plan shall be allowed. No other use shall be allowed except where the Commission determines that such additional use is consistent with such Plan and with the purposes hereof.
28. Under provisions of Section 10.21,H,9, a (Final Development Plan, Application) of the Commission's Land Use Districts and Standards, the final Development Plan application procedure serves to ensure that an applicant's detailed design and construction plans conform with the approved preliminary development permit issued. The Final Development Plan shall include statements, drawings, specifications, covenants and conditions sufficient to fully detail the nature and scope of the proposed development. Without limitation of the foregoing, the Final Development Plan submission shall include:
- (a) Drawings that include all the information required on the site plan under the Preliminary Development Plan [Section 10.21,H,8,a,(12)] plus the dimensions and heights, foundation design, material specifications, and elevations and colors of all buildings and structures. If the plan proposes any subdivision, all boundaries of easements and lots are to be surveyed and plotted.
 - (b) Drawings that illustrate all roads, parking service and traffic circulation areas. The dimensions of curve radii, grades and number of parking spaces are to be specified. Any structures (such as bridges) related to the street system should be shown as scaled engineering plans and sections. Detailed traffic volume estimates and traffic studies may be required, at the discretion of the Commission.
 - (c) If individual sewage disposal systems are proposed, an on-site soil report for each proposed lot is required from the applicant. The reports are to be on Department of Human Services form HHE-200 or any amended or replacement version thereof. Where a central sewage collection and/or treatment system or central or public water supply system or fire hydrant system is proposed, reasonably full engineering drawings shall be required to conform with all applicable governmental requirements.

- (d) High intensity soil surveys and drawings that indicate all surface water runoff and storm drainage systems, soil stabilization procedures, and landscape plans for planting, screening, revegetation and erosion control and lighting of outdoor spaces.
 - (e) To the extent reasonably available, copies of the restrictions, covenants, conditions, and/or contractual agreements that will be imposed upon persons buying, leasing, using, maintaining, or operating land or facilities within the planned area.
 - (f) The items submitted as part of the Final Development Plan shall comply with the conditions of approval of the Preliminary Development Plan and shall conform with applicable state regulations, including 12 M.R.S.A. § 685-B(4). In addition, the Final Development Plan shall conform with progressive site planning standards which permit flexibility and imagination in the layout of different building types.
 - (g) A public hearing shall not be held on a Final Development Plan application provided it is in substantial compliance with the Preliminary Development Plan. The burden shall, nevertheless, be on the applicant to show good cause for any variation between the Preliminary Development Plan and the Final Plan submitted for final approval.
29. The facts are otherwise as represented in Zoning Petition ZP 762, Development Permit application DP 3976, subsequent amendment requests, Amendment Request F, and supporting documents.

Based upon the above Findings, the staff concludes that:

1. The applicant's Final Development Plan meets the requirements of section 10.21,H,9, a (Final Development Plan, Application) of the Commission's Land Use Districts and Standards.
2. The proposed storage building would meet the requirements of Section 10.26,D,2 of the Commission's Land Use Districts and Standards in that the proposed structures would be set back at least 150 feet from the East Branch Penobscot River and Bowlin Brook, at least 75 feet from the roadway, and at least 25 feet from property boundary lines.
3. If carried out in compliance with the Conditions below, the proposal will meet the Criteria for Approval, section 685-B(4) of the Commission's Statutes, 12 M.R.S.A.

Therefore, the staff approves the amendment request of Norvest LLC with the following conditions:

1. Construction activities authorized in this permit must be substantially started within 2 years of the effective date of this permit and substantially completed within 5 years of the effective date of this permit. If such construction activities are not started and completed within this time limitation, this permit shall lapse and no activities shall then occur unless and until a new permit has been granted by the Commission.
2. The authorized storage building must be located in Area C of the approved Preliminary Development Plan authorized under Zoning Petition ZP 762 and must be set back a minimum of 150 feet from the normal high water mark of East Branch of the Penobscot River, 150 feet from the normal high water mark of Bowlin Brook, and at least 25 feet from other property boundary lines.
3. Clearing and construction activities, except those necessary to establish sedimentation control devices, shall not begin until all erosion and sedimentation control devices (including ditches, culverts, sediment traps, settling basins, hay bales, silt fences, etc.) have been installed and stabilized. Once in place, such devices shall be maintained to ensure proper functioning. All temporary sedimentation and erosion control devices shall be removed after construction activity has ceased and a cover of healthy vegetation has established itself or other appropriate permanent control measures have been effectively implemented. Permanent soil stabilization shall be completed within one week of inactivity or completion of construction.
4. Once construction is complete, the permittee(s) shall submit a self-certification form, notifying the Commission that all conditions of approval of this permit have been met. The permittee shall submit all information requested by the Commission demonstrating compliance with the terms of this permit.

5. The scenic character and healthful condition of the area covered under this permit must be maintained. The area must be kept free of litter, trash, junk cars and other vehicles, and any other materials that may constitute a hazardous or nuisance condition.
6. All exterior lighting must be located and installed so as to illuminate only the target area to the extent possible. Exterior lighting must not produce a strong, dazzling light or reflection beyond lot lines onto neighboring properties, water bodies, or roadway so as to impair driver vision or to create nuisance conditions.
7. All conditions of Development Permit DP 3976 and subsequent amendments shall remain in effect except as modified by this amendment.

This permit is approved upon the proposal as set forth in the application and supporting documents, except as modified in the above stated conditions, and remains valid only if the permittee complies with all of these conditions. Any variation from the application or the conditions of approval is subject to prior Commission review and approval. Any variation undertaken without Commission approval constitutes a violation of Land Use Planning Commission law. In addition, any person aggrieved by this decision of the staff may, within 30 days, request that the Commission review the decision.

DONE AND DATED AT EAST MILLINOCKET, MAINE, THIS 20TH DAY OF MARCH, 2017.

By: _____

for Nicholas D. Livesay, Executive Director

Copy

MAINE LAND USE PLANNING COMMISSION
Department of Agriculture, Conservation, and Forestry

Permit Application

For office use:

Tracking No.	DP	Permit No.	\$	Fee Received
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1. APPLICANT INFORMATION

for non-residential development

Applicant Name(s)	Daytime Phone	FAX	E-mail
Norvest LLC	973-728-8466	973-728-3686	
Mailing Address	75cale1@verizon.net		
203 Stephens Rd West Milford, N.J.			

2. AGENT AUTHORIZATION AND APPLICANT SIGNATURES

Agent Name	Daytime Phone	FAX	E-mail
Thomas L. Scale Jr	Same as above		
Mailing Address	Same as above		

All persons listed on the deed, lease or sales contract as owners or lessees of the property must read the statement and sign below. I hereby authorize the above-listed individual to act as my legal agent in all matters relating to this permit application. I have personally examined and am familiar with the information submitted in this application, including the accompanying exhibits and supplements, and to the best of my knowledge and belief, this application is true and accurate. I understand that I am ultimately responsible for complying with all applicable regulations and with all conditions and limitations of any permits issued to me by the LUPC.

Applicant Signature(s) Thomas L. Scale Jr manager Norvest LLC Date 6/28/2016

3. PROJECT LOCATION AND DESCRIPTION

Describe in detail what you are proposing and the purpose of the work to be accomplished (use additional paper if you need more space).

42x80 Storage Shed

Property Location	Township, Town or Plantation	County	Lessor and Lease Lot Numbers (check your lease)
	1428 + 1528 Penobscot		None
	Tax Plan and Lot Numbers (check your tax bill)		Book and Page Numbers (check your deed)
	Lot 3.1, 1.4, 1.3		8K 1765 - Pg 22 to Pg 37
	Lot Size (in acres, or in square feet if less than 1 acre)		Zoning (check a LUPC map - list all subdistricts covering your property)
	27.1 Ac.		D-PR 7P-762 See Appendix C2
	Road Frontage. Is your property adjacent to any roads, streets or other rights-of-way (including any camp roads)? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		Water Frontage. Is there a lake, pond, river, stream, brook, or other water body on or adjacent to your lot? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
	If YES, write the name and frontage (in feet) for each road: End Bowlin Pond Rd		If YES, write the name and frontage (in feet) for each water body: Bowlin Brook 816 Feet East Branch Penobscot River 1259' as per survey
	If NO, describe how you access your property: Rd 1 From Gosh Lake Matignon Rd Easement 13940 Pg 57 Penobscot County		

4. LAND DIVISION HISTORY

Using your deed as a starting point, trace the ownership history and configuration changes of your property back to 20 years from today. List all changes in ownership and all divisions of those lots from which your property originated (use additional paper if you need more space).

Description of Transaction (including seller's and buyer's names)	Date of sale or lease	Lot size
See Enclosure #4		

5. EXISTING USES, STRUCTURES AND FEATURES

Existing Use: What is the current use of your property?

☐ Residential ☐ Residential with Home Occupation ☒ Commercial or Industrial ☐ Public or Institutional ☐ Other: _____

Existing Structures: Are there any structures on your property? ☒ Yes ☐ No

If YES, fill in a line on the table below for each structure on your lot (use additional paper if necessary):

Type of structure (dwelling, garage, office building, rental cabin, deck, porch, shed, etc.)	Year built	Exterior dimensions (LxWxH)	Number of:		Type of Foundation (full basement, slab, post, etc.)	Distance (in feet) of structure from nearest:				
			Bedrooms	Plumbing or water fixtures		Road	Property line	Lake or pond	River or stream	Wetland
See Enclosed # 5										
See Appendix C-2 of D-RR										
Year built 1800 - Current										

Other Existing Features: If any of these features exist on your property, check off the feature and answer the appropriate questions.

<input type="checkbox"/> Driveways	Dimensions (LxW): _____ Shared driveway? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of driveway (in feet) from nearest: <table border="1"> <tr> <th>Property line</th> <th>Lake or pond</th> <th>River or stream</th> <th>Wetland</th> </tr> <tr> <td></td> <td></td> <td></td> <td></td> </tr> </table>	Property line	Lake or pond	River or stream	Wetland					<input type="checkbox"/> Parking areas	Number of parking areas: _____ Dimensions (LxW): _____ Distance of parking areas (in feet) from nearest: <table border="1"> <tr> <th>Road</th> <th>Property line</th> <th>Lake or pond</th> <th>River or stream</th> <th>Wetland</th> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </table>	Road	Property line	Lake or pond	River or stream	Wetland							
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<input checked="" type="checkbox"/> Water supply	What type of water supply serves your property? <u>Spring</u>	<input type="checkbox"/> Exterior lighting	List the fixtures that have been installed to illuminate your property: <table border="1"> <tr> <th>Type of bulb</th> <th>Watts</th> <th>Date fixture installed</th> <th>Cutoff fixture?</th> <th>Motion activated?</th> </tr> <tr> <td></td> <td></td> <td></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td></td> <td></td> <td></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td></td> <td></td> <td></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> </table>	Type of bulb	Watts	Date fixture installed	Cutoff fixture?	Motion activated?				<input type="checkbox"/>	<input type="checkbox"/>				<input type="checkbox"/>	<input type="checkbox"/>				<input type="checkbox"/>	<input type="checkbox"/>
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			<input type="checkbox"/>	<input type="checkbox"/>																			
			<input type="checkbox"/>	<input type="checkbox"/>																			
<input type="checkbox"/> Signs	Number of signs: _____ Dimensions (LxWxH): _____ Are any signs lighted? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of signs (in feet) from advertised structure or activity: _____																						

6. CHANGES TO EXISTING STRUCTURES OR FEATURES

Will you be expanding, reconstructing, relocating, or otherwise altering any existing structures on your property? ☐ Yes ☐ No

If YES, fill in a line on the table below for each structure proposed to be altered (use additional paper if necessary):

Structure to be altered (dwelling, garage, office building, rental cabin, porch, shed, driveway, sign, etc.)	Proposed alterations (check all that apply)						New exterior dimensions (LxWxH)	New number of:		Distance (in feet) of altered structure from nearest:				
	Expand or add on	Reconstruct or replace *	Permanent foundation	Relocate	Enclose deck or porch	Other **		Bedrooms	Plumbing or water fixtures	Road	Property line	Lake or pond	River or stream	Wetland
Storage Shed	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	42x80x26	0	0	N/A 100			100	N/A
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>								
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>								
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>								

* **Reconstruction or installation of a permanent foundation.** If you are reconstructing an existing structure, or if you are installing a permanent foundation beneath an existing structure:

- Has the existing structure been damaged, destroyed or removed from your property? ☐ Yes ☐ No
If YES, provide the date the structure was damaged, destroyed or removed: _____

- If the reconstructed structure or permanent foundation will not meet the Commission's minimum setback requirements from property lines, roads, water bodies or wetlands, explain what physical limitations (such as lot size, slope, location of septic system, etc.) prevent the structure or foundation from meeting such setbacks:

**** Other.** If you selected "Other" from the table above, describe in detail the type of alteration you are proposing (use additional paper if needed):

7. PROPOSED USES, STRUCTURES AND FEATURES

Proposed Use: What is the proposed use of your property?

☐ Commercial or Industrial ☐ Public or Institutional ☐ Other: _____

New Structures: Will you be constructing or installing any new structures on your property? ☐ Yes ☐ No

If YES, fill in a line on the table below for each new structure.

Type of structure (Office Building, Rental Cabin, porch, shed, etc.)	Exterior dimensions (LxWxH)	Number of:		Type of Foundation (full basement, slab, post, etc.)	Distance(in feet) of structure from nearest:				
		Bedrooms	Plumbing or water fixtures		Road	Property line	Lake or pond	River or stream	Wetland
N/A									

Other Proposed Features: If you are proposing to add any of these features, check off the feature and answer the appropriate questions:

<input type="checkbox"/> Driveways	Dimensions (LxW): _____ Shared driveway? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of driveway (in feet) from nearest: _____	<input type="checkbox"/> Parking areas	Number of parking areas: _____ Dimensions (LxW): _____ Distance of parking areas (in feet) from nearest: _____																		
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	Property line		Lake or pond	River or stream	Wetland																
Road	Property line	Lake or pond	River or stream	Wetland																	
Will the driveway have a slope greater than 8%? <input type="checkbox"/> Yes <input type="checkbox"/> No Will the driveway cross any flowing water? <input type="checkbox"/> Yes <input type="checkbox"/> No If YES, what type of crossings will be used? <input type="checkbox"/> Bridge <input type="checkbox"/> Culvert Will crossings be sized at least 2½ times the cross-sectional area of the flowing water? <input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Signs exceeding LUPC standards	Number of signs: _____ Dimensions (LxWxH): _____ Will any signs be lighted? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of signs (in feet) from advertised structure or activity: _____ What features of the signs exceed LUPC standards? _____ Why do the signs need to exceed LUPC standards? _____																			
<input type="checkbox"/> Water supply		What type of water supply will serve the property? <u>Spring</u>																			
<input type="checkbox"/> Exterior lighting		List the fixtures that will be installed to illuminate your property:	Will the signs be a hazard to traffic? <input type="checkbox"/> Yes <input type="checkbox"/> No How will the signs' design elements (color, bulk, materials, height, etc.) be compatible with the property and fit harmoniously into the surroundings? _____ _____ _____																		
		<table border="1"><tr><td>Type of bulb</td><td>Watts</td><td>Cutoff fixture?</td><td>Motion activated?</td></tr><tr><td></td><td></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td></tr><tr><td></td><td></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td></tr><tr><td></td><td></td><td><input type="checkbox"/></td><td><input type="checkbox"/></td></tr></table>		Type of bulb	Watts	Cutoff fixture?	Motion activated?			<input type="checkbox"/>	<input type="checkbox"/>			<input type="checkbox"/>	<input type="checkbox"/>			<input type="checkbox"/>	<input type="checkbox"/>		
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				<input type="checkbox"/>	<input type="checkbox"/>																
		<input type="checkbox"/>	<input type="checkbox"/>																		
		<input type="checkbox"/>	<input type="checkbox"/>																		

8. SEWAGE DISPOSAL FOR NEW AND ALTERED STRUCTURES

Will any proposed new or altered structures include bedrooms, bathrooms or plumbing/water fixtures, or otherwise generate waste water? ☒ Yes ☐ No

9. WETLAND ALTERATIONS

Will your proposal alter any amount of land that is a mapped P-WL subdistrict or any ground below the normal high water mark of a lake, pond, river, stream, or intertidal area? ☐ Yes ☒ No

Will your proposal alter an acre or more of any land area, either upland or wetland? ☐ Yes ☐ No

10. DEVELOPMENT IN FLOOD PRONE AREAS

Is your proposed activity located within a mapped P-FP (Flood Prone Area Protection) Subdistrict, a mapped FEMA (Federal Emergency Management Agency) flood zone, or an unmapped area prone to flooding? ☐ Yes ☒ No

11. VEGETATION CLEARING

Will your project involve any clearing of vegetation? (If YES, answer the following questions)

☒ Yes ☐ No

- Total area of clearing:

1200 sq. ft.

- Distance between edge of cleared area and the nearest:

Road	Property line	Lake or pond	River or stream	Wetland
N/A	< 100'	< 100'	< 100'	N/A

12. BUFFERING IN PROSPECTIVELY ZONED AREAS

Is your property located in a development subdistrict within a prospectively zoned area?

☐ Yes ☒ No

- If YES, how wide are any existing wooded buffers (as measured at the narrowest point) between existing and proposed structures on your property and the nearest:

Road	Side property line	Rear property line	Subdistrict boundary (if in D-ES or D-CI)

- Do these buffers or any other features of your property screen the proposed development from view from the road and adjacent properties?

☒ Yes ☐ No

13. EROSION AND SEDIMENTATION CONTROL

- Total area of new or expanded soil disturbance:

1500 sq. ft.

- Distance between the disturbed area and the nearest:

Road	Property line	Lake or pond	River or stream	Wetland
< 100	< 100	< 100	< 100	N/A

- If soil disturbance will occur within 250 feet of a water body or wetland, what is the average slope of the land between the disturbed soil and the normal high water mark or upland edge?
- Will soil disturbance occur when the ground is frozen or saturated?
- Will soil disturbance occur (a) in water bodies, wetlands, natural drainage systems, or water crossings; (b) on slopes exceeding 15%; or (c) in other sensitive areas?

Slope: 0-8 %

☐ Yes ☒ No

☐ Yes ☒ No

If yes, how will you stabilize disturbed areas and minimize the amount and duration of soil exposure?

- Will existing catch basins and culverts on or near the property be protected from sediment by the use of hay bale check dams, silt fences or other effective measures?
- Will topsoil be stripped from the property?
If YES, will the topsoil be stockpiled at least 100 feet from water and wetlands?
- Will all disturbed areas and stockpiled soils be effectively stabilized at the end of each workday?
- Will any fill used be free of hazardous or toxic materials, debris, trash and rubbish?
- What will you do (during site preparation, construction, cleanup, and post-construction) to stabilize disturbed soil and prevent sediment from entering water, wetlands, natural drainage systems, catch basins, culverts or adjacent properties?

☐ Yes ☒ No

☐ Yes ☒ No

☐ Yes ☐ No

☒ Yes ☐ No

☒ Yes ☐ No

Silt Fence & Hay Bales

- What provisions will you make for the continued maintenance of all proposed erosion and sedimentation control measures?

Checked Daily

- Provide a general timeline of construction activities on your property, including clearing, grading, construction and landscaping:

3-6 months

14. ADDITIONAL INFORMATION

State any facts that further explain your proposal or may help us in our review of your application (Use additional paper if needed).

DPR Subdistrict Preliminary Development Plan Dated 6/23/2016

EP 762

15. REQUIRED FEES, EXHIBITS AND SUPPLEMENTS

Submit all necessary fees, exhibits and supplemental information with this application, as described in the instructions.

Permit

Madtrapper
+ Owner Expansion

Norvest LLC

203 Stephens Road, West Milford, New Jersey 07480 (973) 728-8466

Fax (973) 728-3686

e-mail tscala203@gmail.com

June 17, 2022

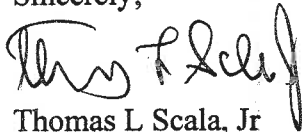
State of Maine
Department of conservation
Land Use Regulation Commission
191 Main Street
East Millinocket, ME 04430

Re: LURC DP 3976 Amendment F

Dear Bryan Way;

Enclosed is the completed Self-Certification Form for the above permit and its attachments. Due to Covit, we apologize for the delay in the paperwork. If you have any question, please contact me.

Sincerely;



Thomas L Scala, Jr
Manager

Enclosures: Self-Certification Form
Photographs
Survey
ZP 762 Zone Map
Septic permit

3976 E

For office use:

MAINE LAND USE PLANNING COMMISSION
Department of Agriculture, Conservation, and Forestry**Self-Certification Form**

Tracking No.

Permit No.

1. PERMITTEE INFORMATION, PROJECT LOCATION AND PERMIT NUMBERS

For residential and non-residential development

Permittee Name(s) Norwest LLC	Daytime Phone 973-728-8466	FAX 973-728-3686
Mailing Address 203 Stephens Rd	Email frcalq203@gmail.com	
Town West Milford N.J.	State N.J.	Zip Code 07480
Project Location (Township and County) T4R8 & T5R8 Wels	LUPC Permit Number (BP or DP) DP 3976 Amendment E under ZP-762 Zoning	Date Issued 9/6/2016

2. COMPLETED STRUCTURES AND FEATURES

Have you finished construction of all structures and installed all other features (including dwellings, garages, sheds, porches, decks, driveways, parking areas, signs, etc.) as authorized in your LUPC permit? ☒ YES ☐ NO

IF YES, fill in a line on the table below for each structure on your property. IF NO, describe below which activities have not been finished to date.

Type of structure (dwelling, garage, deck, porch, shed, driveway, parking area, etc.)	Year built	Exterior dimensions (in feet) (LxWxH)	Type of foundation (full basement, slab, post, etc.)	Distance (in feet) of structure from nearest:						
				Road	Property line	Pond	Lake or stream	River or stream	Wetland	Ocean/ Tidal waters
Male Trapper Owner Cabin	2018	28x31	Full	N/A	100	400	<100			N/A
	2020	21x23	Full	N/A	<100	<100	<100			

3. CHANGES NOT REFLECTED IN PERMIT

Carefully review the findings, conclusions and conditions of your LUPC permit. Have any changes to the proposal been made which were not included in the permit (for example, changes in building dimensions or setback distances from roads, property lines or water bodies; or construction of new accessory structures such as decks, walkways, additions, etc.)? ☐ YES ☒ NO

IF YES, describe any such changes (use additional paper if necessary).

4. EROSION AND SEDIMENTATION CONTROL

Have you successfully reseeded or otherwise permanently stabilized all areas of disturbed soil on your property? ☒ YES ☐ NO

IF NO, describe how you will stabilize any remaining areas of disturbed soil. (Use additional paper if necessary.)

5. SITE PLAN AND PHOTOGRAPHS

- ☒ Submit a bird's-eye view drawing that shows your entire property and includes the following: (A) property boundary lines and dimensions (including road and water frontage); (B) wooded areas, cleared areas, rivers, streams, lakes, ponds, wetlands, and other natural features; (C) any remaining areas of disturbed soil; and (D) all existing structures and features (including their dimensions and distances from the nearest property line, road, lake, pond, river, stream and wetland). Draw the plan on an 8½ x 11" piece of paper.
- ☒ Attach a series of photographs that show the structures and features on your property as they currently exist. Mount the photos on 8½ by 11 inch paper and include an explanatory caption and date for each photo. Please note, your photos cannot be returned.

6. SELF-CERTIFICATION STATEMENT AND SIGNATURE

All persons listed on the LUPC permit related to this self-certification form must read and sign the statement below.

I hereby certify that the above information is true, accurate, and complete and that the project for which I received a permit has been carried out in compliance with the terms and conditions of my permit.

Chris J. Kelly Norwest LLC 6/17/2022
Permittee Signature(s) Date

A person who willfully or knowingly falsifies any statement contained in a permit application or other information required to be submitted to the Commission shall be in violation of this chapter and subject to the penalties of this chapter, which may include fines of up to \$10,000. - 12 M.R.S.A., §685-C(8).

Copy

For office use:

Tracking No.	DP	Permit No.	\$	Fee Received
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Permit Application

for non-residential development

1. APPLICANT INFORMATION

Applicant Name(s)	Daytime Phone	FAX	E-mail
Norvest LLC	973-728-8466	973-728-3686	
Mailing Address	tscale1@verizon.net		
203 Stephens Rd West Milford, N.J.			

2. AGENT AUTHORIZATION AND APPLICANT SIGNATURES

Agent Name	Daytime Phone	FAX	E-mail
Thomas L. Scale Jr	Same as above		
Mailing Address	Same as above		

All persons listed on the deed, lease or sales contract as owners or lessees of the property must read the statement and sign below. I hereby authorize the above-listed individual to act as my legal agent in all matters relating to this permit application. I have personally examined and am familiar with the information submitted in this application, including the accompanying exhibits and supplements, and to the best of my knowledge and belief, this application is true and accurate. I understand that I am ultimately responsible for complying with all applicable regulations and with all conditions and limitations of any permits issued to me by the LUPC.

Applicant Signature(s) Thomas L. Scale Jr manager Norvest LLC Date 6/28/2016

3. PROJECT LOCATION AND DESCRIPTION

Describe in detail what you are proposing and the purpose of the work to be accomplished (use additional paper if you need more space).

- ① Relocate Mad Trapper Cabin
② addition to Owner Cabin

Property Location	Township, Town or Plantation	County	Lessor and Lease Lot Numbers (check your lease)
	7428 + 7518 Penobscot		None
	Tax Plan and Lot Numbers (check your tax bill)		Book and Page Numbers (check your deed)
	Pen 01 lot 3.11, 1.4, 1.3		8K 1765-Pg 22 to Pg 37
	Lot Size (in acres, or in square feet if less than 1 acre)		Zoning (check a LUPC map - list all subdistricts covering your property)
	27.1 Ac.		D-PR 7P-762 See Appendix C2
	Road Frontage. Is your property adjacent to any roads, streets or other rights-of-way (including any camp roads)? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		Water Frontage. Is there a lake, pond, river, stream, brook, or other water body on or adjacent to your lot? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
	If YES, write the name and frontage (in feet) for each road: <u>End Bowlin Pond Rd</u>		If YES, write the name and frontage (in feet) for each water body: <u>Bowlin Brook 816 Feet</u> <u>East Branch Penobscot River 1259'</u> <u>as per survey</u>
	If NO, describe how you access your property: <u>ROW From Gould Lake Matignon Rd</u> <u>Easement 13940 Pg 57 Penobscot County</u>		

4. LAND DIVISION HISTORY

Using your deed as a starting point, trace the ownership history and configuration changes of your property back to 20 years from today. List all changes in ownership and all divisions of those lots from which your property originated (use additional paper if you need more space).

Description of Transaction (including seller's and buyer's names)	Date of sale or lease	Lot size
See Enclosure #4		

5. EXISTING USES, STRUCTURES AND FEATURES

Existing Use: What is the current use of your property?
☐ Residential ☐ Residential with Home Occupation ☒ Commercial or Industrial ☐ Public or Institutional ☐ Other: _____

Existing Structures: Are there any structures on your property? ☒ Yes ☐ No
 If YES, fill in a line on the table below for each structure on your lot (use additional paper if necessary):

Type of structure (dwelling, garage, office building, rental cabin, deck, porch, shed, etc.)	Year built	Exterior dimensions (LxWxH)	Number of:		Type of Foundation (full basement, slab, post, etc.)	Distance (in feet) of structure from nearest:					
			Bedrooms	Plumbing or water fixtures		Road	Property line	Lake or pond	River or stream	Wetland	
See Enclosure #5 See Survey See Appendix C-2 of D-PR Year Built 1800's - current											

Other Existing Features: If any of these features exist on your property, check off the feature and answer the appropriate questions.

<input type="checkbox"/> Driveways	Dimensions (LxW): _____ Shared driveway? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of driveway (in feet) from nearest:	<input type="checkbox"/> Parking areas	Number of parking areas: _____ Dimensions (LxW): _____ Distance of parking areas (in feet) from nearest:																			
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6. CHANGES TO EXISTING STRUCTURES OR FEATURES

Will you be expanding, reconstructing, relocating, or otherwise altering any existing structures on your property? ☒ Yes ☐ No
 If YES, fill in a line on the table below for each structure proposed to be altered (use additional paper if necessary):

Structure to be altered (dwelling, garage, office building, rental cabin, porch, shed, driveway, sign, etc.)	Proposed alterations (check all that apply)						New exterior dimensions (LxWxH)	New number of:		Distance (in feet) of altered structure from nearest:				
	Add on	Expand or	Reconstruct or replace*	Permanent foundation	Relocate	Enclose deck or porch		Other**	Bedrooms	Plumbing or water fixtures	Road	Property line	Lake or pond	River or stream
Mad Trapper Owner Cabin	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	28 x 31	1	4	N/A	100		100	N/A
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	21 x 23	N/A	0	See Survey				
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>				N/A	100	100	500	N/A
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>								

* Reconstruction or installation of a permanent foundation. If you are reconstructing an existing structure, or if you are installing a permanent foundation beneath an existing structure:

- Has the existing structure been damaged, destroyed or removed from your property? ☒ Yes ☐ No
 If YES, provide the date the structure was damaged, destroyed or removed: Old Age + Snow Damage
- If the reconstructed structure or permanent foundation will not meet the Commission's minimum setback requirements from property lines, roads, water bodies or wetlands, explain what physical limitations (such as lot size, slope, location of septic system, etc.) prevent the structure or foundation from meeting such setbacks:
N/A

**** Other.** If you selected "Other" from the table above, describe in detail the type of alteration you are proposing (use additional paper if needed):

7. PROPOSED USES, STRUCTURES AND FEATURES

Proposed Use: What is the proposed use of your property?

☐ Commercial or Industrial ☐ Public or Institutional ☐ Other: _____

New Structures: Will you be constructing or installing any new structures on your property? ☐ Yes ☐ No
If YES, fill in a line on the table below for each new structure.

Type of structure (Office Building, Rental Cabin, porch, shed, etc.)	Exterior dimensions (LxWxH)	Number of:		Type of Foundation (full basement, slab, post, etc.)	Distance(in feet) of structure from nearest:					
		Bedrooms	Plumbing or water fixtures		Road	Property line	Lake or pond	River or stream	Wetland	
N/A										

Other Proposed Features: If you are proposing to add any of these features, check off the feature and answer the appropriate questions:

<input type="checkbox"/> Driveways	Dimensions (LxW): _____ Shared driveway? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of driveway (in feet) from nearest: _____				<input type="checkbox"/> Parking areas	Number of parking areas: _____ Dimensions (LxW): _____ Distance of parking areas (in feet) from nearest: _____																			
	Property line	Lake or pond	River or stream	Wetland		Road	Property line	Lake or pond	River or stream	Wetland															
	Will the driveway have a slope greater than 8%? <input type="checkbox"/> Yes <input type="checkbox"/> No Will the driveway cross any flowing water? <input type="checkbox"/> Yes <input type="checkbox"/> No If YES, what type of crossings will be used? <input type="checkbox"/> Bridge <input type="checkbox"/> Culvert Will crossings be sized at least 2½ times the cross-sectional area of the flowing water? <input type="checkbox"/> Yes <input type="checkbox"/> No				<input type="checkbox"/> Signs exceeding LUPC standards	Number of signs: _____ Dimensions (LxWxH): _____ Will any signs be lighted? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of signs (in feet) from advertised structure or activity: _____ What features of the signs exceed LUPC standards? _____ _____ Why do the signs need to exceed LUPC standards? _____ _____																			
<input type="checkbox"/> Water supply	What type of water supply will serve the property? <u>Spring</u>																								
<input type="checkbox"/> Exterior lighting	List the fixtures that will be installed to illuminate your property: <table border="1"> <thead> <tr> <th>Type of bulb</th> <th>Watts</th> <th>Cutoff fixture?</th> <th>Motion activated?</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td></td> <td></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td></td> <td></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> </tbody> </table>					Type of bulb	Watts	Cutoff fixture?	Motion activated?			<input type="checkbox"/>	<input type="checkbox"/>			<input type="checkbox"/>	<input type="checkbox"/>			<input type="checkbox"/>	<input type="checkbox"/>	Will the signs be a hazard to traffic? <input type="checkbox"/> Yes <input type="checkbox"/> No How will the signs' design elements (color, bulk, materials, height, etc.) be compatible with the property and fit harmoniously into the surroundings? _____ _____ _____			
Type of bulb	Watts	Cutoff fixture?	Motion activated?																						
		<input type="checkbox"/>	<input type="checkbox"/>																						
		<input type="checkbox"/>	<input type="checkbox"/>																						
		<input type="checkbox"/>	<input type="checkbox"/>																						

8. SEWAGE DISPOSAL FOR NEW AND ALTERED STRUCTURES

Will any proposed new or altered structures include bedrooms, bathrooms or plumbing/water fixtures, or otherwise generate waste water? ☒ Yes ☐ No

9. WETLAND ALTERATIONS

Will your proposal alter any amount of land that is a mapped P-WL subdistrict or any ground below the normal high water mark of a lake, pond, river, stream, or intertidal area? ☐ Yes ☒ No

Will your proposal alter an acre or more of any land area, either upland or wetland? ☐ Yes ☐ No

10. DEVELOPMENT IN FLOOD PRONE AREAS

Is your proposed activity located within a mapped P-FP (Flood Prone Area Protection) Subdistrict, a mapped FEMA (Federal Emergency Management Agency) flood zone, or an unmapped area prone to flooding? ☐ Yes ☒ No

11. VEGETATION CLEARING

Will your project involve any clearing of vegetation? (If YES, answer the following questions)

☒ Yes ☐ No

- Total area of clearing:
- Distance between edge of cleared area and the nearest:

1200 sq. ft.

Road	Property line	Lake or pond	River or stream	Wetland
N/A	< 100'	< 100'	< 100'	N/A

12. BUFFERING IN PROSPECTIVELY ZONED AREAS

Is your property located in a development subdistrict within a prospectively zoned area?

☐ Yes ☒ No

- If YES, how wide are any existing wooded buffers (as measured at the narrowest point) between existing and proposed structures on your property and the nearest:

Road	Side property line	Rear property line	Subdistrict boundary (if in D-ES or D-CI)

- Do these buffers or any other features of your property screen the proposed development from view from the road and adjacent properties?

☒ Yes ☐ No

13. EROSION AND SEDIMENTATION CONTROL

- Total area of new or expanded soil disturbance:

1500 sq. ft.

- Distance between the disturbed area and the nearest:

Road	Property line	Lake or pond	River or stream	Wetland
< 100	< 100	< 100	< 100	N/A

- If soil disturbance will occur within 250 feet of a water body or wetland, what is the average slope of the land between the disturbed soil and the normal high water mark or upland edge?
- Will soil disturbance occur when the ground is frozen or saturated?
- Will soil disturbance occur (a) in water bodies, wetlands, natural drainage systems, or water crossings; (b) on slopes exceeding 15%; or (c) in other sensitive areas?

Slope: 0-8 %

☐ Yes ☒ No

☐ Yes ☒ No

If yes, how will you stabilize disturbed areas and minimize the amount and duration of soil exposure?

- Will existing catch basins and culverts on or near the property be protected from sediment by the use of hay bale check dams, silt fences or other effective measures?
- Will topsoil be stripped from the property?
- If YES, will the topsoil be stockpiled at least 100 feet from water and wetlands?
- Will all disturbed areas and stockpiled soils be effectively stabilized at the end of each workday?
- Will any fill used be free of hazardous or toxic materials, debris, trash and rubbish?
- What will you do (during site preparation, construction, cleanup, and post-construction) to stabilize disturbed soil and prevent sediment from entering water, wetlands, natural drainage systems, catch basins, culverts or adjacent properties?

☐ Yes ☒ No

☐ Yes ☒ No

☐ Yes ☐ No

☒ Yes ☐ No

☒ Yes ☐ No

Silt Fence & Hay Bales

- What provisions will you make for the continued maintenance of all proposed erosion and sedimentation control measures?

Checked Daily

- Provide a general timeline of construction activities on your property, including clearing, grading, construction and landscaping:

3-6 months

14. ADDITIONAL INFORMATION

State any facts that further explain your proposal or may help us in our review of your application (Use additional paper if needed).

DPR Subdistrict Preliminary Development Plan Date 6/23/2016

EP 762

15. REQUIRED FEES, EXHIBITS AND SUPPLEMENTS

Submit all necessary fees, exhibits and supplemental information with this application, as described in the instructions.

Permit

CLAY + Pistol

Permit Application

For office use:
Tracking No. DP Permit No. \$ Fee Received

for non-residential development

1. APPLICANT INFORMATION

Applicant Name(s) Norvest LLC	Daytime Phone 973-728-8466	FAX 973-728-3686	E-mail tscale1@verizon.net
Mailing Address 203 Stephen Rd West Milford, N.J 07480			

2. AGENT AUTHORIZATION AND APPLICANT SIGNATURES

Agent Name Thomas L. Scale Jr	Daytime Phone same as above	FAX same as above	E-mail same as above
Mailing Address same as above			

All persons listed on the deed, lease or sales contract as owners or lessees of the property must read the statement and sign below.
I hereby authorize the above-listed individual to act as my legal agent in all matters relating to this permit application. I have personally examined and am familiar with the information submitted in this application, including the accompanying exhibits and supplements, and to the best of my knowledge and belief, this application is true and accurate. I understand that I am ultimately responsible for complying with all applicable regulations and with all conditions and limitations of any permits issued to me by the LUPC.

Applicant Signature(s) **Thomas L. Scale Jr** Date **3/17/2015**

3. PROJECT LOCATION AND DESCRIPTION

Describe in detail what you are proposing and the purpose of the work to be accomplished (use additional paper if you need more space).

move existing Skeet & Clay Range 300' away from River and construct 12x32 Rain Shelter. @ move Pistol Range 300' away from River to lower noise level & construct 20x12 Rain Shelter

Property Location T4R8 that Pistol T5R8 Skeet	County None	Lessor and Lease Lot Numbers (check your lease) None
Tax Plan and Lot Numbers (check your tax bill) See enclosed sheet # A Exhibit	Book and Page Numbers (check your deed) Bk 11765 Pg 22 to Pg 37 Exhibit B	Zoning (check a LUPC map - list all subdistricts covering your property) M-6N, PRR1, SL1, SL2 See Map #3
Lot Size (in acres, or in square feet if less than 1 acre) T4R8 - 13 Ac T5R8 18 Ac	Water Frontage. Is there a lake, pond, river, stream, brook, or other water body on or adjacent to your lot? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Road Frontage. Is your property adjacent to any roads, streets or other rights-of-way (including any camp roads)? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	If YES, write the name and frontage (in feet) for each water body: East Branch Penobscot 1196' Bowlin Brook 680'	
If YES, write the name and frontage (in feet) for each road: End of Bowlin Pond Rd with Deeded ROW thru T5R8 & T6R8		
If NO, describe how you access your property:		

4. LAND DIVISION HISTORY

Using your deed as a starting point, trace the ownership history and configuration changes of your property back to 20 years from today. List all changes in ownership and all divisions of those lots from which your property originated (use additional paper if you need more space).

Description of Transaction (including seller's and buyer's names)	Date of sale or lease	Lot size
See sheet B		

1 T9

5. EXISTING USES, STRUCTURES AND FEATURES

Existing Use: What is the current use of your property?

☐ Residential ☐ Residential with Home Occupation ☐ Commercial or Industrial ☐ Public or Institutional ☒ Other: Sporting Camp

Existing Structures: Are there any structures on your property? ☒ Yes ☐ No

If YES, fill in a line on the table below for each structure on your lot (use additional paper if necessary):

Type of structure (dwelling, garage, office building, rental cabin, deck, porch, shed, etc.)	Year built	Exterior dimensions (LxWxH)	Number of:			Type of Foundation (full basement, slab, post, etc.)	Distance (in feet) of structure from nearest:					
			Bedrooms	Plumbing or water fixtures			Road	Property line	Lake or pond	River or stream	Wetland	
<u>Cabins</u>		<u>See Sheet 5</u>										
<u>Storage + Aux Bldg</u>		<u>See Sheet 3B</u>										
<u>2014</u>		<u>See Sheet 5H</u>										

Other Existing Features: If any of these features exist on your property, check off the feature and answer the appropriate questions.

<input checked="" type="checkbox"/> Driveways	Dimensions (LxW):	<input checked="" type="checkbox"/> Parking areas	Number of parking areas: <u>3 + 1 TRUCK</u>
	Shared driveway? <input type="checkbox"/> Yes <input type="checkbox"/> No		Dimensions (LxW): <u>See Ex D</u>
	Distance of driveway (in feet) from nearest:		Distance of parking areas (in feet) from nearest:
	Property line		Road
	Lake or pond		Property line
	River or stream		Lake or pond
	Wetland		River or stream
	<u>See Exhibit D</u>		<u>All Gravel 300 Feet</u>
<input checked="" type="checkbox"/> Water supply	What type of water supply serves your property?	<input checked="" type="checkbox"/> Exterior lighting	List the fixtures that have been installed to illuminate your property:
	<u>Gravity, Spring</u>		
<input checked="" type="checkbox"/> Signs	Number of signs: <u>1</u>		Type of bulb
	Dimensions (LxWxH): <u>3x5x6 High</u>		Watts
	Are any signs lighted? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		Date fixture installed
	Distance of signs (in feet) from advertised structure or activity: <u>8.2 miles</u>		Cutoff fixture?
			Motion activated?
			<u>N/A</u>

6. CHANGES TO EXISTING STRUCTURES OR FEATURES

Will you be expanding, reconstructing, relocating, or otherwise altering any existing structures on your property? ☐ Yes ☒ No

If YES, fill in a line on the table below for each structure proposed to be altered (use additional paper if necessary):

Structure to be altered (dwelling, garage, office building, rental cabin, porch, shed, driveway, sign, etc.)	Proposed alterations (check all that apply)						New exterior dimensions (LxWxH)	New number of:		Distance (in feet) of altered structure from nearest:					
	Expand or add on	Reconstruct or replace *	Permanent foundation	Relocate	Enclose deck or porch	Other **		Bedrooms	Plumbing or water fixtures	Road	Property line	Lake or pond	River or stream	Wetland	
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>									
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>									
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>									
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>									

* Reconstruction or installation of a permanent foundation. If you are reconstructing an existing structure, or if you are installing a permanent foundation beneath an existing structure:

- Has the existing structure been damaged, destroyed or removed from your property? ☐ Yes ☐ No
- If YES, provide the date the structure was damaged, destroyed or removed: _____
- If the reconstructed structure or permanent foundation will not meet the Commission's minimum setback requirements from property lines, roads, water bodies or wetlands, explain what physical limitations (such as lot size, slope, location of septic system, etc.) prevent the structure or foundation from meeting such setbacks: _____

272

** Other. If you selected "Other" from the table above, describe in detail the type of alteration you are proposing (use additional paper if needed):

7. PROPOSED USES, STRUCTURES AND FEATURES

Proposed Use: What is the proposed use of your property?

☐ Commercial or Industrial ☐ Public or Institutional ☒ Other: Sporting Camp

New Structures: Will you be constructing or installing any new structures on your property? ☒ Yes ☐ No

If YES, fill in a line on the table below for each new structure.

Type of structure (Office Building, Rental Cabin, porch, shed, etc.)	Exterior dimensions (LxWxH)	Number of:			Type of Foundation (full basement, slab, post, etc.)	Distance (in feet) of structure from nearest:				
		Bedrooms	Kitchens	Plumbing or water		Road	Property line	Lake or pond	River or stream	Wetland
open Rain shelter	12x32x9'H	0	0		Post	900	150	700	600*	600'
open Rain "	20x12x8'H	0	0		Post	900	150	850	800*	600'
See Exhibit 7	* Distance to Bowlin Brook					Distance to E Branch < 830				

Other Proposed Features: If you are proposing to add any of these features, check off the feature and answer the appropriate questions:

<input type="checkbox"/> Driveways	Dimensions (LxW): Shared driveway? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of driveway (in feet) from nearest: <table><tr><td>Property line</td><td>Lake or pond</td><td>River or stream</td><td>Wetland</td></tr><tr><td></td><td></td><td></td><td></td></tr></table>	Property line	Lake or pond	River or stream	Wetland					<input type="checkbox"/> Parking areas	Number of parking areas: _____ Dimensions (LxW): _____ Distance of parking areas (in feet) from nearest: <table><tr><td>Road</td><td>Property line</td><td>Lake or pond</td><td>River or stream</td><td>Wetland</td></tr><tr><td></td><td></td><td></td><td></td><td></td></tr></table>	Road	Property line	Lake or pond	River or stream	Wetland					
Property line	Lake or pond	River or stream	Wetland																		
Road	Property line	Lake or pond	River or stream	Wetland																	
<input type="checkbox"/> Water supply	What type of water supply will serve the property?	<input type="checkbox"/> Signs exceeding LUPC standards	Number of signs: _____ Dimensions (LxWxH): _____ Will any signs be lighted? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of signs (in feet) from advertised structure or activity: _____ What features of the signs exceed LUPC standards? _____ Why do the signs need to exceed LUPC standards? _____																		
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Type of bulb	Watts	Cutoff fixture?	Motion activated?																		
		<input type="checkbox"/>	<input type="checkbox"/>																		
		<input type="checkbox"/>	<input type="checkbox"/>																		
		<input type="checkbox"/>	<input type="checkbox"/>																		

8. SEWAGE DISPOSAL FOR NEW AND ALTERED STRUCTURES

Will any proposed new or altered structures include bedrooms, bathrooms or plumbing/water fixtures, or otherwise generate waste water? ☐ Yes ☒ No

9. WETLAND ALTERATIONS

Will your proposal alter any amount of land that is a mapped P-WL subdistrict or any ground below the normal high water mark of a lake, pond, river, stream, or intertidal area? ☐ Yes ☒ No

Will your proposal alter an acre or more of any land area, either upland or wetland? ☐ Yes ☒ No

10. DEVELOPMENT IN FLOOD PRONE AREAS

Is your proposed activity located within a mapped P-FP (Flood Prone Area Protection) Subdistrict, a mapped FEMA (Federal Emergency Management Agency) flood zone, or an unmapped area prone to flooding? ☐ Yes ☒ No

37M

11. VEGETATION CLEARING

Will your project involve any clearing of vegetation? (If YES, answer the following questions)

☒ Yes ☒ No

- Total area of clearing:

Existing Sand Pit + Driveway turning

~ 1000 sq. ft.

- Distance between edge of cleared area and the nearest:

Road	Property line	Lake or pond	River or stream	Wetland
	See Exhibit D			

12. BUFFERING IN PROSPECTIVELY ZONED AREAS

Is your property located in a development subdistrict within a prospectively zoned area?

☐ Yes ☒ No

- If YES, how wide are any existing wooded buffers (as measured at the narrowest point) between existing and proposed structures on your property and the nearest:

Road	Side property line	Rear property line	Subdistrict boundary (if in D-ES or D-CI)

- Do these buffers or any other features of your property screen the proposed development from view from the road and adjacent properties?

☐ Yes ☒ No

13. EROSION AND SEDIMENTATION CONTROL

- Total area of new or expanded soil disturbance:

7500 sq. ft.

- Distance between the disturbed area and the nearest:

Road	Property line	Lake or pond	River or stream	Wetland
900	150	700	600	600

- If soil disturbance will occur within 250 feet of a water body or wetland, what is the average slope of the land between the disturbed soil and the normal high water mark or upland edge?

Slope: _____ %

- Will soil disturbance occur when the ground is frozen or saturated?

☐ Yes ☒ No

- Will soil disturbance occur (a) in water bodies, wetlands, natural drainage systems, or water crossings; (b) on slopes exceeding 15%; or (c) in other sensitive areas?

☐ Yes ☒ No

If yes, how will you stabilize disturbed areas and minimize the amount and duration of soil exposure?

- Will existing catch basins and culverts on or near the property be protected from sediment by the use of hay bale check dams, silt fences or other effective measures?

☒ Yes ☐ No

- Will topsoil be stripped from the property?

☐ Yes ☒ No

If YES, will the topsoil be stockpiled at least 100 feet from water and wetlands?

☒ Yes ☐ No

- Will all disturbed areas and stockpiled soils be effectively stabilized at the end of each workday?

☒ Yes ☐ No

- Will any fill used be free of hazardous or toxic materials, debris, trash and rubbish?

☒ Yes ☐ No

- What will you do (during site preparation, construction, cleanup, and post-construction) to stabilize disturbed soil and prevent sediment from entering water, wetlands, natural drainage systems, catch basins, culverts or adjacent properties?

Silt Fence

- What provisions will you make for the continued maintenance of all proposed erosion and sedimentation control measures?

Daily Inspection

- Provide a general timeline of construction activities on your property, including clearing, grading, construction and landscaping:

May 1 - Sept 15

14. ADDITIONAL INFORMATION

State any facts that further explain your proposal or may help us in our review of your application (Use additional paper if needed).

Clay will be set up to imitate Flying Grouse or Woodcock
Minimum Tree Pruning will be done for shooting lanes

15. REQUIRED FEES, EXHIBITS AND SUPPLEMENTS

Submit all necessary fees, exhibits and supplemental information with this application, as described in the instructions.

4 JH

NORVEST L.L.C.

203 Stephens Road
West Milford, NJ 07480

Tel. 973-728-8466

Fax. 973-728-3686

e-mail tscala1@verizon.net

NOTE FROM TOM SCALA

DATE: 5/20/2015

TO: Mark Russell

ENCLOSURES: ① Lucc Building permit for Clay + Pistol Shelter

② S-2 + S-6

Original Permit # DP 39 76

SPECIAL INSTRUCTIONS: Bowlin Camps has
been in operation since 1896 and
over the last five years we are continuously
improving it.

Any questions call 973-728-8466

Thomas L Scala Jr.
Thomas L Scala Jr.

NORVEST LLC
203 STEPHENS ROAD
WEST MILFORD, NJ 07480

WACHOVIA BANK, N.A.
55-2-212

3/20/2015

#1191

PAY TO THE ORDER OF Treasury State of Maine

\$ **449.60

Four Hundred Forty-Nine and 60/100

DOLLARS

Treasury State of Maine
PO Box 9106
Augusta, ME 04332-9106


AUTHORIZED SIGNATURE

MEMO

⑈00001191⑈ ⑆021200025⑆2000030185391⑈

1191

NORVEST LLC
203 STEPHENS ROAD

Treasury State of Maine

3/20/2015

449.60

200 + .40/ft.

32x12 = 384

20x12 240

624 x .40 = 249.60

200.00

449.60

CHECKING Wells Far

449.60

1191

NORVEST LLC
203 STEPHENS ROAD

Treasury State of Maine

3/20/2015

449.60

CHECKING Wells Far

449.60

For office use:

MAINE LAND USE PLANNING COMMISSION
Department of Agriculture, Conservation and Forestry

Supplement S-6

for Recreational Lodging Facilities

Tracking No. DP Permit No.

Applicant Name(s): Norvest LLC

Project Location (Township):

T4R8 + T5R5

Project Location (County):

Penobscot

SECTION A: GENERAL INFORMATION

All applicants must complete Section A

1. On-site recreation activities, features, and/or services.

Recreation activities, features and services include, but are not limited to, climbing wall, horseshoes, open field activities, tennis, swimming, small range for sighting of firearms, archery, guiding, vehicle shuttle or transportation services, rental of non-motorized equipment, mini golf, facilities for organized team sports (e.g., baseball, basketball, soccer), paintball, rafting base, rental of motorized equipment, mud runs, airplane rides for overnight guests, shooting range, atv racing, snowmobile racing, motocross, amusement park, and public airplane rides. (See definition 167 in Chapter 10, Section 10.02)

- 1.1 Will on-site recreation activities, features, and/or services will be available, or provided, at the facility during one or more seasons? ☒ YES ☐ NO

If you answer YES, please list each recreation activity, feature and service, and provide a brief description.

If you answer NO, continue to Question 2.

Winter - Snowmobile, Lodge, Cabins, Breakfast, Lunch, Dinner, Gasoline Sales
Cross country ski, Cabins for rent, Meals, Snowshoe
Coyote Hunting
Spring - Fishing, Canoe rentals, cabins rental, meals, skeet shooting, Pistol shooting
Summer - Sport utility rentals & use, ATV Gasoline Sales, Archery Range
Skeet & Pistol Shooting
Fall - Hunting Deer, Moose, Bees, Birds, Skeet competitions

- 1.2 Describe how and to what extent the on-site recreation activities, features, and/or services will be screened from areas next to your property (i.e., from the road, lake, river, neighboring property). Please focus upon those activities, features, and/or services that are screened the least, or that would be most visible.

New Pistol Range behind wooded Hill moved from
Open Field moved from 500 Feet to 800 Feet from
River. Clay & Skeet moved ~~moved~~ to 850' feet from River from field
existing at 500' Feet. Range behind wooded Hill

- 1.3 Describe the on-site recreation activities, features, and/or services that will create most noise, as experienced from areas next to your property (i.e., from the road, lake, river, neighboring property). Be sure to describe the amount, type and duration of noise(s) created. Please focus upon those activities, features, and/or services that would produce the most noise for neighboring areas.

Pistol & Clay Shooting for over night Guest &
open to Public on weekends, & week days
Snowmobiles - on its 85 trail thru property & backout Trail during winter
ATV - on legal trails summer

2. Utilities.

- 2.1 Will the facility be served by public utilities (i.e., phone, electric) and/or indoor plumbing, during one or more seasons? ☒ YES ☐ NO
- 2.2 If campsites will be available at the facility, will water and electric be available at campsites? ☐ NA ☒ YES ☐ NO

3. **Footprint of clearing.** Is there, or will there be any cleared areas within 250 feet of any body of standing water, tidal waters, or flowing waters downstream from the point where such waters drain 50 square miles or more (e.g., P-SL1)? ☒ YES ☐ NO

If you answer YES, please complete the following. If you answer NO, continue to Question 4.

Sub-Area and Description	Dimensions (in feet) (LxW)	Square Footage
Example: Area 1: campsites 1-10 and shower house	10 sites at 25x45; 100x50	6,125 sf
Area 1, description: See Exhibit A		15,000
Area 2 (if applicable), description: See Exhibit A		28,000
Area 3 (if applicable), description: See Exhibit A		70,000
Area 4 (if applicable), description: See Exhibit A		2,000
Area 5 (if applicable), description:		
Area 6 (if applicable), description:		

4. **Retail space.** What is / will be the total square footage of retail space (i.e., camp store) at the facility? ☐ NA ☒ 150 Square Feet

5. **Fuel sales.** Will fuel sales be available at the site during one or more seasons? ☒ YES ☐ NO

In this regard, fuel sales at Recreational Lodging Facilities do not include pre-bottled fuel (i.e., tank exchange or Coleman fuel).

If you answer YES, please complete the following questions. If you answer NO, continue to Question 6.

5.1 What fuel type(s) will be sold? ☒ Gas ☐ Diesel ☐ Propane

☐ Aviation Fuel ☐ Other

5.2 How many functioning fuel dispensing devices will be available? 2 Devices

5.3 If the fuel dispensing devices are existing, when were they installed? Old ??? New, total 2009 Date

5.4 How many vehicles, customers, or containers can be served simultaneously? 2 Vehicles, customers, or containers

6. **Overnight occupancy.** Once constructed and operating, how many overnight occupants, including staff, could be accommodated at the facility? See Exhibit B and B-1 182 Occupants

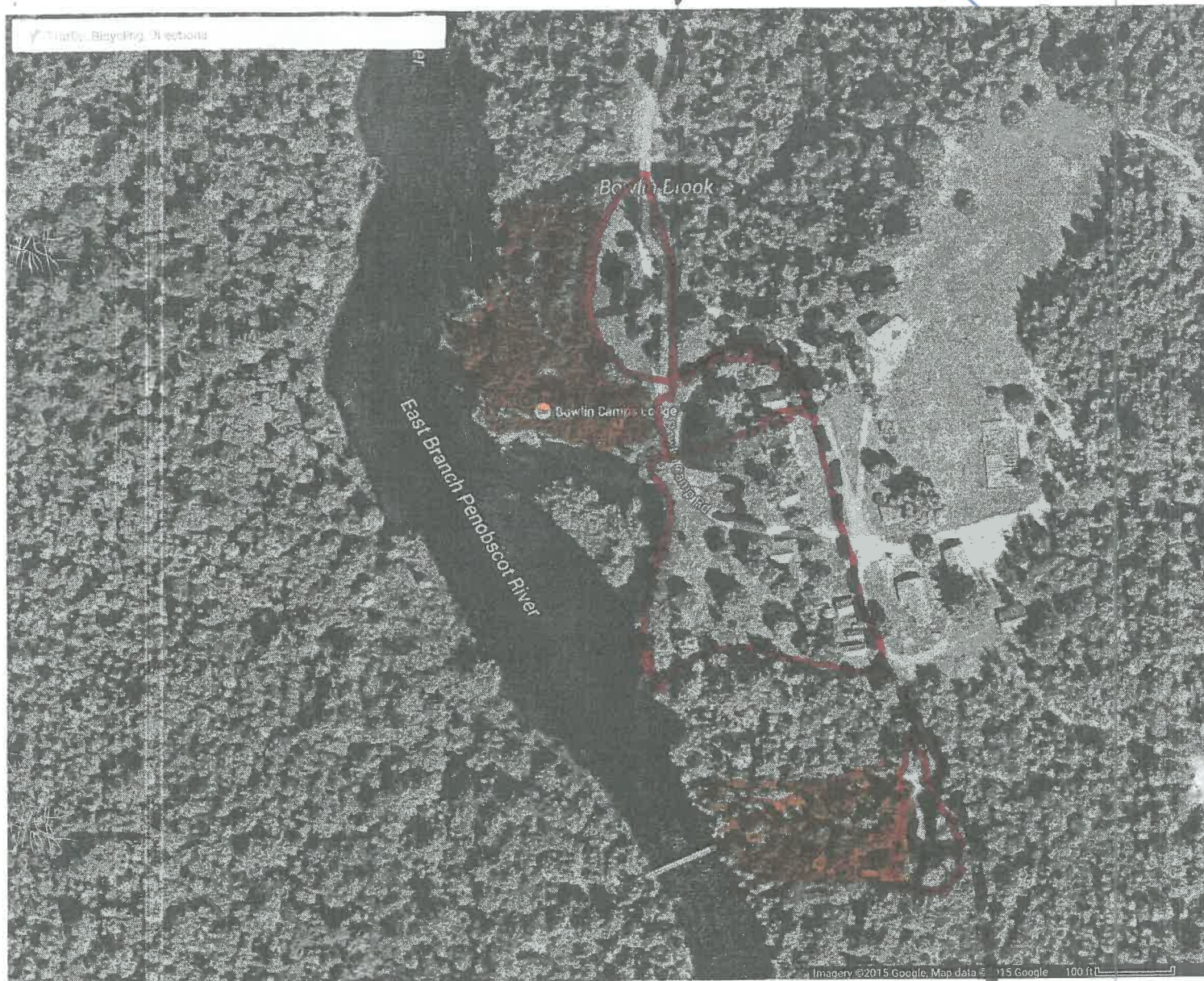
(Example: a campground facility with 20 campsites, each with a maximum occupancy of 6 people at each site, and housing for two staff will have an overnight occupancy of 122 people.)

If occupancy varies between seasons, indicate the overnight occupancy for the season with the highest occupancy. For example: consider a facility that operates during the summer season as what might be viewed as a youth camp, with an overnight occupancy of 60 people; but that same facility operates as what might be viewed as a commercial sporting camp with an overnight occupancy of 25 people during all other seasons. In this case, the maximum overnight occupancy is 60 people.

7. **Access to amenities.** Some facilities provide services and/or amenities just to overnight guests while other facilities offer amenities to overnight guests and the general public (on a regular basis). Check the following statements that best describes the proposed facility and its retail space; fuel sales; dining amenities; and/or recreation activities, features, and/or services:

Description	Dining	Retail	Fuel Sales	Recreation activities, features, and/or services
A. The following services and amenities will be available to overnight guests at the facility during one or more seasons, and may be provided by chance or on an incidental basis to the general public. (Example: a lodging facility that serves only its overnight guests, but on rare occasion sells fuel to a stranded motorist.) Note: activities, features, and services that are individually advertised (i.e., "gas", "store", "mini golf") are not considered incidental. Check all that apply:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
B. The following services and amenities will be available to overnight guests of the facility, as well as the general public, on a regular basis during one or more seasons. (Example: a lodging facility that provides services to overnight guests but also sells day passes to the public to utilize the on-site ski center.) Check all that apply:	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
C. The following services and amenities will not be available at the facility for either guests or the public. Check all that apply:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

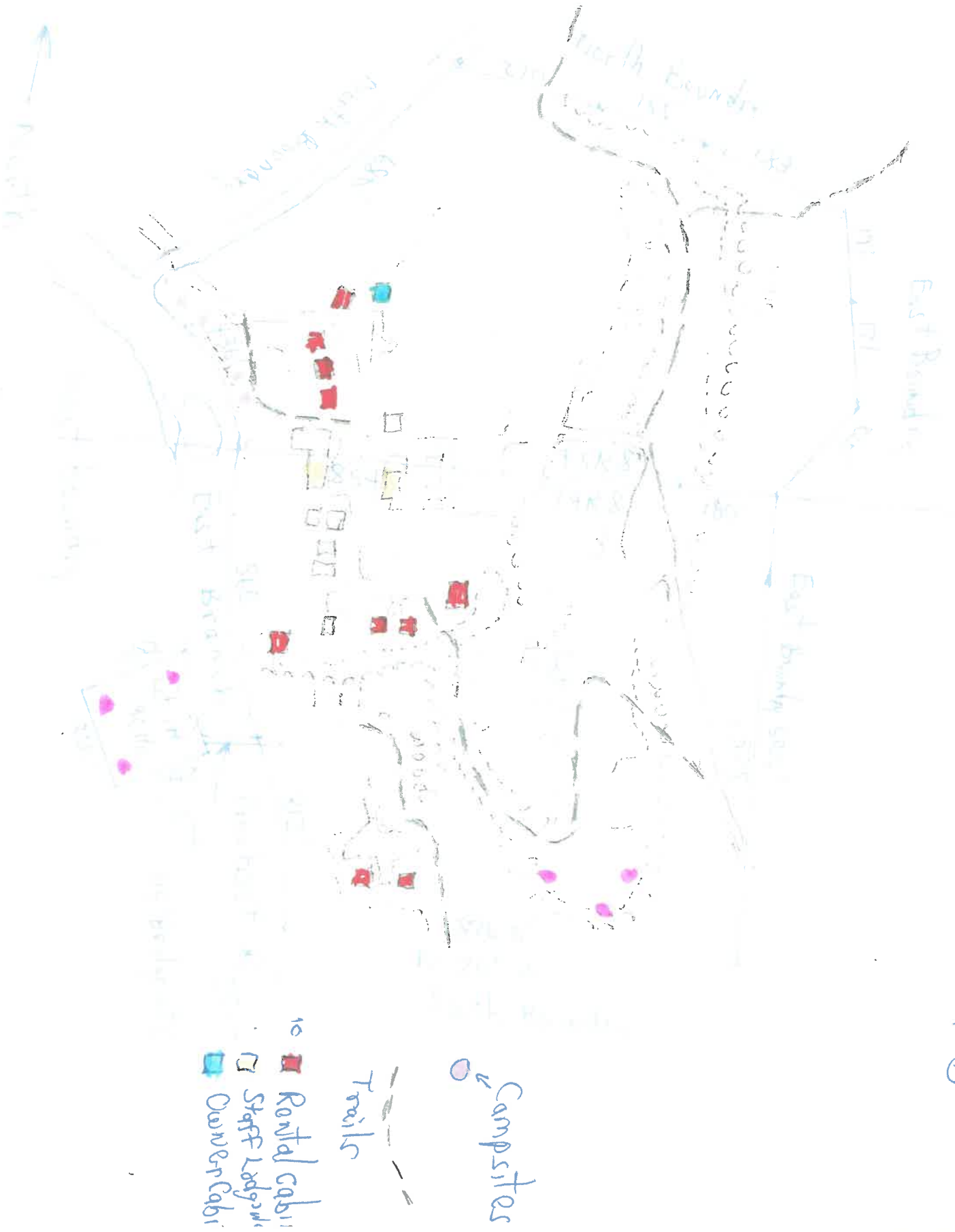
250' setback



Area 1	100' Buffer to river	15,000 sq ft	Cleared
2	100 Buffer to river	18,000 sq ft	"
3	No Buffer	75,000 sq ft	"
4	100' Buffer to river	3,000 sq ft	"

#3 Exhibit A

6 Exhibit B



P 6 - Exhibit B-1

Overnight Occupancy

Owner Cabin	2
Staff Including Guides	8
Cabin's Beds	56
4-Group Campsites x 20 for canoeist	80
3- ITS (Ext of App. Trail) x 4 Camp site	12
4-Field Campsites x 6	24
	<hr/>
	182

Permit

Cabin 1-3 + Owner Cabin
+ BARN

Fish Tales

River Watch

OLD Moose

2014

Exhibit # 8

Norvest, LLC

March 10, 2014

State of Maine
Department of Conservation
Land Use Regulation Commission
Bille J. MacLean
45 Radar Road
Ashland, ME 04732-3600

Re: LURC DP 3976 Self-Certification Form

Dear Billie MacLean;

Enclosed please find the completed Self-Certification Form for DP 3976 and its attachments. If you have any questions, please contact me.

Sincerely;



Thomas L. Scala, Jr.
Manager

Enclosures: Self-Certification Form
Photographs
Exhibit A – Distances
Exhibit B – Map
Exhibit C – Plumbing Application

For office use

Maine Land Use Regulation Commission
Department of Conservation

Tracking No.

Permit No.

Self-Certification Form

for residential and non-residential development

1. PERMITTEE INFORMATION, PROJECT LOCATION AND PERMIT NUMBERS

Permittee Name(s) Norvest LLC	Daytime Phone 978-728-8466	FAX 978-728-3686	E-mail tsc@norvest.net
Mailing Address 23 Stephen Rd	West Milford	N.J.	07480
Project Location (Township and County) T5R8, T4R8	LURC Permit Number (BP or DP) 3976	Date Issued 7/7/2010	

2. COMPLETED STRUCTURES AND FEATURES

Have you finished construction of all structures and installed all other features (including dwellings, garages, sheds, porches, decks, driveways, parking areas, signs, etc.) as authorized in your LURC permit? ☐ Yes ☒ No

If yes, fill in a line on the table below for each structure on your property. If no, describe below which activities have not been finished to date.

Deck rails on owner cabin

Type of structure or feature (dwelling, garage, porch, shed, parking lot, etc.)	Year built	Exterior dimensions (LxWxH)	Type of Foundation (full basement, slab, post, etc.)	Distance (in feet) of structure from nearest:					
				Road	Property line	Lake or pond	River or stream	Wetland	
3 - Guest Cabins	2012-13	20x26	Post		>100'				
1 - Owner Cabin	2013	26x36	Ground Spill		>100'				
1 - Barn	2013	25x30	Post		>100'				
See notes marked (A)									

3. CHANGES NOT REFLECTED IN PERMIT

Carefully review the findings, conclusions and conditions of your LURC permit. Have you made any changes in your proposal which were not included in the permit (for example, changes in building dimensions or setback distances from roads, property lines or water bodies; or construction of new accessory structures such as decks, walkways, additions, etc.)? ☒ Yes ☒ No

If yes, describe any such changes (use additional paper if necessary).

1 - cabin Rental Handicap Ramp.
2 - Ground Spill

4. EROSION AND SEDIMENTATION CONTROL

Have you successfully reseeded or otherwise permanently stabilized all areas of disturbed soil on your property? ☒ Yes ☐ No

If no, describe how you will stabilize any remaining areas of disturbed soil (use additional paper if necessary).

5. SITE PLAN AND PHOTOGRAPHS

- ☐ Submit a bird's-eye view drawing that shows your entire property and includes the following: (A) property boundary lines and dimensions (including road and water frontage); (B) wooded areas, cleared areas, rivers, streams, lakes, ponds, wetlands, and other natural features; (C) any remaining areas of disturbed soil; and (D) all existing structures and features (including their dimensions and distances from the nearest property line, road, lake, pond, river, stream and wetland). Draw the plan to scale on an 8½ x 11" piece of paper.
- ☐ Attach a series of photographs that show the structures and features on your property as they currently exist. Mount the photos on 8½ by 11 inch paper and include an explanatory caption and date for each photo. Please note, your photos cannot be returned.

6. SELF-CERTIFICATION STATEMENT AND SIGNATURE

All persons listed on the LURC permit related to this self-certification form must read and sign the statement below.

I hereby certify that the above information is true, accurate, and complete and that the project for which I received a permit has been carried out in compliance with the terms and conditions of my permit.

Permittee Signature(s)

Date

A person who willfully or knowingly falsifies any statement contained in a permit application or other information required to be submitted to the Commission shall be in violation of this chapter and subject to the penalties of this chapter, which may include fines of up to \$10,000. - 12 M.R.S.A., §685-C(8).



JOHN ELIAS BALDACCI
GOVERNOR

2610

STATE OF MAINE
DEPARTMENT OF CONSERVATION
LAND USE REGULATION COMMISSION
22 STATE HOUSE STATION
AUGUSTA, MAINE
04333-0022

ELIZA TOWNSEND
COMMISSIONER

PERMIT

AMENDMENT C TO DEVELOPMENT PERMIT DP 3976

The staff of the Maine Land Use Regulation Commission (hereafter the "Commission") after reviewing the application and supporting documents submitted by Norvest LLC for Amendment C to Development Permit DP 3976, finds the following facts:

1. Applicant: Norvest LLC
Attn: Thomas L. Scala Jr.
203 Stephens Road
West Milford, NJ 07480
2. Date of Completed Application: June 8, 2010
3. Location of Proposal: T 5 R 8 WELS, Penobscot County
Taxation Lot #3.11 on Plan 01
T 4 R 8 WELS, Penobscot County
Taxation Lots #1.3 and #1.4 on Plan 01
4. Zoning: (M-GN) General Management Subdistrict
(P-RR) Recreation Protection Subdistrict
(P-RP) Resource Plan Protection Subdistrict
(P-SL1) Shoreland Protection Subdistrict
5. Lot Size: 13 Acres (owned) in T 4 R 8 WELS
18 Acres (owned) in T 5 R 8 WELS
6. Principal Buildings: Existing L-Shaped Main Lodge w/ Porch (19 ft. by 71 ft. and 20 ft. by 25 ft.)
Existing "Bridge" Cabin w/ Porch (26 ft. by 32 ft.)
Existing "No Aces" Cabin w/ Porch (25 ft. by 32 ft.)
Existing "1895" Cabin w/ Porch (23 ft. by 31 ft.)
Existing "Mad Trapper" Cabin w/ Porch (22 ft. by 31 ft.)
Existing "Chapman 1" Cabin w/ Porch (16 ft. by 22 ft.)
Existing "Chapman 2" Cabin w/ Porch (16 ft. by 22 ft.)
Existing "Chapman 3" Cabin w/ Porch (16 ft. by 22 ft.)
Existing "Chapman 4" Cabin w/ Porch (17 ft. by 19 ft.)
Existing Shower House (9 ft. by 18 ft.)
Proposed Conversion of Existing Barn to Staff Quarters (20 ft. by 25 ft.)
w/ Proposed Addition (10 ft. by 25 ft.)
Proposed Rental Cabin #1 w/ Porch (20 ft. by 26 ft.)
Proposed Rental Cabin #2 w/ Porch (20 ft. by 26 ft.)
Proposed Rental Cabin #3 w/ Porch (20 ft. by 26 ft.)
Proposed Owner's Cabin with Porch (26 ft. by 36 ft.)

CATHERINE M. CARROLL, DIRECTOR

PHONE: (207) 287-2631
FAX: (207) 287-7439

7. Accessory Structures:

Existing Generator Shed (8 ft. by 10 ft.)
3 - Existing Storage Sheds (10 ft. by 20 ft.)
Existing Bait Shed (15 ft. by 20 ft.)
Existing Storage/Work Shed (20 ft. by 40 ft.)
Existing Wood Shed (20 ft. by 20 ft.)

8. Sewage Disposal

Existing Combined System (Lodge)
Existing Combined System (Chapman 2, 3, No Aces Cabin)
Existing Combined System (Chapman 4 and Bridge Cabin)
Existing Combined System (Chapman 1 and Staff Quarters)
Existing Combined System (Proposed 3 Cabins and Owner's Cabin)

9. Soil Type(s): [6-B] Per the Maine State Plumbing Code.

10. Affected Waterbody: East Branch Penobscot River, Bowlin Brooks, and Man-made Pond

Proposal

11. The applicant proposes to construct three guest rental cabins with porches, 20 foot by 26 foot each, and a 26 foot by 36 foot owner's cabin on the existing foundations for the previously relocated cabins. All four cabins would be set back at least 150 feet from East Branch Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines. The four new cabins would be located within the (P-RP) Resource Plan Protection Subdistrict in T 5 R 8 WELS. The applicant also proposes to remove an 8 foot by 25 foot section of the existing barn, construct a 10 foot by 25 foot addition and convert it into staff quarters. The staff quarters would be set back at least 150 feet from East Branch Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines. The staff quarters would be located in T 4 R 8 WELS within the overlapping (P-RR) Recreation Protection Subdistrict and (P-SL1) Shoreland Protection Subdistricts. The applicant does not propose any filling or grading or clearing of vegetation. Disturbed areas would be limited to holes needed for the installation of sono tubes.
12. The applicant also seeks after-the-fact permit for three 10 foot by 20 foot storage sheds, a 20 foot by 40 foot storage/work shed, and a 15 foot by 20 foot bait shed, all placed on the lot by the prior owner around 2005. All structures are set back at least at least 150 feet from East Branch Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines. All after-the-fact accessory structures are located in T 4 R 8 WELS within the (P-RR) Recreation Protection Subdistrict and (P-SL1) Shoreland Protection Subdistricts.
13. The applicant's lot is developed with a commercial sporting camp facility. The facility was originally River at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines. property boundary lines. All existing accessory structures are set back at least 100 feet from East

14. In July of 1990, Development Permit DP 3976 was issued to Jon Smallwood authorizing construction of a 24 foot by 30 foot rental cabin and reconstruction of a 24 foot by 32 foot rental cabin in T 5 R 8 WELS (P-RP subdistrict) portion of the property. The two cabins plus one existing cabin were to be served by a proposed replacement combined sewage disposal system. The new cabin was to be set back at least 150 feet from East Branch Penobscot River, at least 100 feet from Bowlin Brook and at least 25 feet from nearest property boundary lines.
 15. In November of 1996, Mr. Smallwood constructed a new rental cabin without obtaining a permit from the Commission [Reference: Enforcement Case EC 98-079; Resolved].
 16. In July of 1998, Amendment A to Development Permit DP 3976 was issued to Jon Smallwood authorizing after-the-fact approval for the new rental cabin in T 4 R 8 WELS and permit approval for a new combined sewage disposal system to serve this cabin. Amendment A also authorized installation of two additional combined sewage disposal systems to serve the reconstructed cabin and the new cabin approved under the provisions of Development Permit DP 3976. The third cabin to be connected to the sewage disposal system approved under the provisions of DP 3976 continues to use the original sewage disposal system for that cabin.
 17. In October of 2005, Amendment B to Development Permit DP 3976 was issued to Bowlin Camps, LLC authorizing removal of one of the cabins and relocation of four other existing cabins from land leased at the time in T 5 R 8 WELS to the land owned in T 4 R 8 WELS. The "No Aces" cabin and "Chapman 2, 3, and 4" cabins were relocated. The cabins were to be set back at least 150 feet from the East Branch of the Penobscot River and be served by an authorized combined sewage disposal system.
 18. The applicant purchased the property in 2009 and currently leases the facility to Hunting River LLC. The applicant states that the hen house has been removed from the property, however, three sheds, a work shed, and a bait shed appear to have been installed by the prior owner in the last 5 years without prior permit approval.
 19. The portion of the applicant's facility located in T 5 R 8 WELS is subject to the requirements of the Resource Protection Plan and Recreation Management Plan for the East Branch of the Penobscot River, effective June 27, 2002. In addition, the State of Maine, Bureau of Parks and Lands holds a perpetual conservation easement for this area, which is incorporated into the Plan.
 20. The Bureau of Parks and Lands has reviewed the application and states that as long as the proposed structures are allowed under the current regulations, they are allowed under the terms of the conservation easement.
 21. The Commission's Planning Division has reviewed the application and states page 2 of the Resource Protection Plan states that "structures on existing leases may be erected subject to LURC approval." Bowlin Camps is listed on page 31 of the Plan as one of the existing leases for a commercial activity. Section IV of the Plan does not list commercial sporting camps as an allowed use within the P-RP. Consequently, Bowlin Camps is a legally existing nonconforming use and should be evaluated under Section 10.11 of the Commission's Land Use Districts and Standards.
- Review Criteria
22. Under provisions of Section 10.23, I, 3, e of the Commission's Land Use Districts and Standards, commercial sporting camps are prohibited within the (P-RR) Recreation Protection Subdistrict. The existing facility would be considered a legally existing nonconforming use.

23. Under provisions of Section 10.23,H, of the Commission's Land Use Districts and Standards and Section IV of the Resource Protection Plan and Recreation Management Plan for the East Branch of the Penobscot River, commercial sporting camps are prohibited within the (P-RP) Resource Protection Subdistrict. The existing facility would be considered a legally existing nonconforming use on an existing lease.
24. Under provisions of Sections 10.23,L,3,c(7) of the Commission's Land Use Districts and Standards, commercial sporting camps are uses allowed as special exceptions within the (P-SL1) Shoreland Protection Subdistrict upon issuance of a permit from the Commission subject to applicable standards in Sub-Chapter III, provided that the applicant shows by substantial evidence that (a) the use can be buffered from those other uses and resources within the subdistrict with which it is incompatible, and (b) such other conditions are met that the Commission may reasonably impose in accordance with the policies of the Comprehensive Land Use Plan.
25. Under the provisions of Section 10.06,C of the Commission's Land Use Districts and Standards, where two or more protection subdistricts apply to a single land area, the combination of the more protective standards for each Subdistrict shall apply. In this case, in T 4 R 8 WELS, two protection subdistricts (P-RR and P-SL1) are applied to a single land area and the existing commercial sporting camp facility would be considered a nonconforming use.
26. Under provisions of Section 10.26,D,1 of the Commission's Land Use Districts and Standards the minimum setback for structures constructed solely for the housing of guests within a commercial sporting camp is 100 feet from the East Branch of the Penobscot River, 75 feet from Bowlin Brook, and 15 feet from property boundary lines.
27. Under provisions of Section 10.26,D,2 of the Commission's Land Use Districts and Standards the minimum setback for non-residential structures is 150 feet from the East Branch of the Penobscot River, 100 feet from Bowlin Brook, and 25 feet from property boundary lines.
28. Under provisions of Section 10.11,D,1 of the Commission's Land Use Districts and Standards, extension, enlargement or expansion of a nonconforming use requires a permit.
29. Under provisions of Section 10.11,B,1 of the Commission's Land Use Districts and Standards, permits are required for all expansions, reconstructions, relocations, changes of use, or other development of nonconforming structures, uses and lots, except where specifically provided in this section 10.11. In order to obtain a permit, the applicant must meet the approval criteria in 12 M.R.S.A. Section 685-B(4) and demonstrate that the project will not adversely affect surrounding uses and resources and that there is no increase in the extent of nonconformance, except in instances where a road setback is waived by the Commission in order to increase the extent of conformance with a waterbody setback.
30. The facts are otherwise as represented in Development Permit application DP 3976, subsequent amendment requests, Amendment Request C, and supporting documents.

Based upon the above Findings, the staff concludes that:

1. The applicant's proposal would be considered an expansion of a nonconforming use with both the P-RP and P-RR subdistricts under the provisions of Section 10.11,D,1 of the Commission's Land Use Districts and Standards.

2. The applicant's proposal would meet the provisions of Section 10.11,B,1 of the Commission's Land Use Districts and Standards in that the proposed structures would meet the setback requirements of Section 10.26,D,1 and 2 and they would not adversely affect surrounding uses and resources. There would not be any clearing of vegetation and minimum soil disturbance for holes for sono tubes. The cabins would be constructed on existing foundations.
3. If carried out in compliance with the Conditions below, the proposal will meet the Criteria for Approval, section 685-B(4) of the Commission's Statutes, 12 M.R.S.A.

Therefore, the staff approves the amendment request of Norvest LLC with the following conditions:

1. Construction activities authorized in this permit must be substantially started within 2 years of the effective date of this permit and substantially completed within 5 years of the effective date of this permit. If such construction activities are not started and completed within this time limitation, this permit shall lapse and no activities shall then occur unless and until a new permit has been granted by the Commission.
2. The authorized guest rental cabins must be set back a minimum of 100 feet from the normal high water mark of East Branch of the Penobscot River, 75 feet from the normal high water mark of Bowlin Brook, and 15 feet from other property boundary lines.
3. The authorized owner's cabins, staff quarters, and after-the-fact accessory structures must be set back a minimum of 150 feet from the normal high water mark of East Branch of the Penobscot River, 100 feet from the normal high water mark of Bowlin Brook, and 25 feet from other property boundary lines.
4. Clearing and construction activities, except those necessary to establish sedimentation control devices, shall not begin until all erosion and sedimentation control devices (including ditches, culverts, sediment traps, settling basins, hay bales, silt fences, etc.) have been installed and stabilized. Once in place, such devices shall be maintained to ensure proper functioning. All temporary sedimentation and erosion control devices shall be removed after construction activity has ceased and a cover of healthy vegetation has established itself or other appropriate permanent control measures have been effectively implemented. Permanent soil stabilization shall be completed within one week of inactivity or completion of construction.
5. Once construction is complete, the permittee(s) shall submit a self-certification form, notifying the Commission that all conditions of approval of this permit have been met. The permittee shall submit all information requested by the Commission demonstrating compliance with the terms of this permit.
6. The scenic character and healthful condition of the area covered under this permit must be maintained. The area must be kept free of litter, trash, junk cars and other vehicles, and any other materials that may constitute a hazardous or nuisance condition.
7. All exterior lighting must be located and installed so as to illuminate only the target area to the extent possible. Exterior lighting must not produce a strong, dazzling light or reflection beyond lot lines onto neighboring properties, water bodies, or roadway so as to impair driver vision or to create nuisance conditions.
8. All conditions of Development Permit DP 3976 and subsequent amendments shall remain in effect except as modified by this amendment.



Maine Land Use Regulation Commission
Department of Conservation

2010

Tracking No.
Permit No.

For office use

Permit Application

for residential and non-residential development

1. APPLICANT INFORMATION

Applicant Name(s)	Daytime Phone	FAX	E-mail
Norvest LLC	973-728-8466	973-728-3686	tscala@norvestllc.com
Mailing Address			
203 Stephens Rd West Milford, N.J 07480			

2. AGENT AUTHORIZATION AND APPLICANT SIGNATURES

Agent Name	Daytime Phone	FAX	E-mail
Thomas L. Scala Jr	973-728-8466	Same as above	
Mailing Address			
Same as above			

All persons listed on the deed, lease or sales contract as owners or lessees of the property must read the statement and sign below.

I hereby authorize the above-listed individual to act as my legal agent in all matters relating to this permit application. I have personally examined and am familiar with the information submitted in this application, including the accompanying exhibits and supplements, and to the best of my knowledge and belief, this application is true and accurate. I understand that I am ultimately responsible for complying with all applicable regulations and with all conditions and limitations of any permits issued to me by LURC.

Applicant Signature(s) Thomas L. Scala Jr manager Norvest LLC Date 5/28/2010

3. PROJECT LOCATION AND DESCRIPTION

Describe in detail what you are proposing and the purpose of the work to be accomplished (use additional paper if you need more space).

replace on existing foundation on location of 4 of the S Building removed using existing septic systems

Property Location	Township, Town or Plantation	County	Lessor and Lease Lot Numbers (check your lease)
	T4R8 + T5R8	Penobscot	NONE
Property Location	Tax Plan and Lot Numbers (check your tax bill)	Book and Page Numbers (check your deed)	
	See enclosed sheet #A	BK 11765 - Pg 22 to Pg 37	
Lot Size (in acres, or in square feet if less than 1 acre)	Zoning (check a LURC map - list all subdistricts covering your property)		
T4R8 - 13 Acres T5R8 - 18 Acres	(M-6N, PAP #1 T4R8) (M-6N, P-RR SL #1 T5R8)		
Road Frontage. Is your property adjacent to any roads, streets or other rights-of-way (including any camp roads)? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Water Frontage. Is there a lake, pond, river, stream, brook, or other water body on or adjacent to your lot? <input type="checkbox"/> Yes <input type="checkbox"/> No		
If yes, write the name and frontage (in feet) for each road:	If yes, write the name and frontage (in feet) for each water body:		
End of Bowlin Pond road with Deeded right of way thru T6R8 + T5R8	East Branch Penobscot 1196'		
If no, describe how you access your property:	Bowlin Brook 680'		

4. LAND DIVISION HISTORY

Using your deed as a starting point, trace the ownership history and configuration changes of your property back to 20 years from today. List all changes in ownership and all divisions of those lots from which your property originated (use additional paper if you need more space).

Description of Transaction (including seller's and buyer's names)	Date of sale or lease	Lot size
See sheet #B		

5. EXISTING USES, STRUCTURES AND FEATURES

Existing Use: What is the current use of your property?

☐ Residential ☐ Residential with Home Occupation ☐ Commercial or Industrial ☐ Public or Institutional ☒ Other: Sporting Cam

Existing Structures: Are there any structures on your property? ☒ Yes ☐ No

If yes, fill in a line on the table below for each structure on your lot (use additional paper if necessary):

Type of structure (dwelling, garage, deck, porch, shed, etc.)	Year built	Exterior dimensions (LxWxH)	Number of:			Type of Foundation (full basement, slab, post, etc.)	Distance (in feet) of structure from nearest:				
			Bedrooms	or water fixtures	Plumbing		Road	Property line	Lake or pond	River or stream	Wetland
<u>Cabins</u>	<u>See Sheet # 5</u>										
<u>Storage Bldg</u>	<u>See Sheet 4 SA</u>										

Other Existing Features: If any of these features exist on your property, check off the feature and answer the appropriate questions.

<input checked="" type="checkbox"/> Driveways	Dimensions (LxW): Shared driveway? <input type="checkbox"/> Yes <input type="checkbox"/> No Distance of driveway (in feet) from nearest:				<input type="checkbox"/> Parking areas	Number of parking areas: _____ Dimensions (LxW): _____ Distance of parking areas (in feet) from nearest:				
	Property line	Lake or pond	River or stream	Wetland		Road	Property line	Lake or pond	River or stream	Wetland
	<u>See Exhibit D</u>									
<input checked="" type="checkbox"/> Water supply	What type of water supply serves your property? <u>Gravity Spring</u>				<input type="checkbox"/> Exterior lighting	List the fixtures that have been installed to illuminate your property:				
<input checked="" type="checkbox"/> Signs	Number of signs: <u>1</u> Dimensions (LxWxH): <u>3x5x6 ft</u> Are any signs lighted? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Distance of signs (in feet) from advertised structure or activity: <u>8.2 miles</u>					Type of bulb	Watts	Date fixture installed	Cutoff fixture?	Motion activated?
									<input type="checkbox"/>	<input type="checkbox"/>

6. CHANGES TO EXISTING STRUCTURES OR FEATURES

Will you be expanding, reconstructing, relocating, or otherwise altering any existing structures on your property? ☐ Yes ☐ No

If yes, fill in a line on the table below for each structure proposed to be altered (use additional paper if necessary):

Structure to be altered (dwelling, garage, porch, shed, driveway, sign, etc.)	Proposed alterations (check all that apply)						New exterior dimensions (LxWxH)	New number of:		Distance (in feet) of altered structure from nearest:				
	Expand or add on	Reconstruct or replace *	Permanent foundation	Relocate	Enclose deck or porch	Other **		Bedrooms	Plumbing or water fixtures	Road	Property line	Lake or pond	River or stream	Wetland
<u>Barn</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<u>25x30x20 H</u>	<u>3</u>	<u>8</u>					
<u>3 Cabins</u>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>20x26x15 H</u>	<u>6</u>	<u>12</u>					
<u>1 Cabin</u>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>26x36x17 H</u>	<u>1</u>	<u>5</u>					

* **Reconstruction or installation of a permanent foundation.** If you are reconstructing an existing structure, or if you are installing a permanent foundation beneath an existing structure:

- Has the existing structure been damaged, destroyed or removed from your property? ☐ Yes ☐ No
If yes, provide the date the structure was damaged, destroyed or removed: _____
- If the reconstructed structure or permanent foundation will not meet LURC's minimum setback requirements from property lines, roads, water bodies or wetlands, explain what physical limitations (such as lot size, slope, location of septic system, etc.) prevent the structure or foundation from meeting such setbacks:

Building on Existing Foundations & Septic System under installed Septic
Permit # 358 5/22/00 for 20 Beds New will have 17 Beds max

** **Other.** If you selected "Other" from the table above, describe in detail the type of alteration you are proposing (use additional paper if needed):
Converting barn to Staff Quarters using Septic Installed
from Cabin #3 Permit 308 11/10/98 Cabin 3 was removed that
was approved for 8 Beds. New will have 4 Beds max

11. VEGETATION CLEARING

Will your project involve any clearing of vegetation? (If yes, answer the following questions)

☐ Yes ☒ No sq. ft.

- Total area of clearing: Selective tree cutting
- Distance between edge of cleared area and the nearest:

Road	Property line	Lake or pond	River or stream	Wetland

12. BUFFERING IN PROSPECTIVELY ZONED AREAS

Is your property located in a development subdistrict within a prospectively zoned area?

☐ Yes ☒ No

- If yes, how wide are any existing wooded buffers (as measured at the narrowest point) between existing and proposed structures on your property and the nearest:

Road	Side property line	Rear property line	Subdistrict boundary (if in D-ES or D-CI)

- Do these buffers or any other features of your property screen the proposed development from view from the road and adjacent properties?

☐ Yes ☒ No

13. EROSION AND SEDIMENTATION CONTROL

- Total area of new or expanded soil disturbance:

7500 sq. ft.

- Distance between the disturbed area and the nearest:

Road	Property line	Lake or pond	River or stream	Wetland
	<u>200</u>	<u>61</u>	<u>180'</u>	<u>125</u>

- If soil disturbance will occur within 250 feet of a water body or wetland, what is the average slope of the land between the disturbed soil and the normal high water mark or upland edge?
- Will soil disturbance occur when the ground is frozen or saturated?
- Will soil disturbance occur (a) in water bodies, wetlands, natural drainage systems, or water crossings; (b) on slopes exceeding 15%; or (c) in other sensitive areas?

Slope: 11 %

☐ Yes ☒ No

☐ Yes ☒ No

If yes, how will you stabilize disturbed areas and minimize the amount and duration of soil exposure?

- Will existing catch basins and culverts on or near the property be protected from sediment by the use of hay bale check dams, silt fences or other effective measures?

☒ Yes ☐ No

- Will topsoil be stripped from the property?

If yes, will the topsoil be stockpiled at least 100 feet from water and wetlands?

☐ Yes ☒ No
☒ Yes ☒ No

- Will all disturbed areas and stockpiled soils be effectively stabilized at the end of each workday?

☒ Yes ☐ No

- Will any fill used be free of hazardous or toxic materials, debris, trash and rubbish?

☐ Yes ☒ No

- What will you do (during site preparation, construction, cleanup, and post-construction) to stabilize disturbed soil and prevent sediment from entering water, wetlands, natural drainage systems, catch basins, culverts or adjacent properties?

Silt Fence

- What provisions will you make for the continued maintenance of all proposed erosion and sedimentation control measures?

Daily Inspection

- Provide a general timeline of construction activities on your property, including clearing, grading, construction and landscaping:

June 1st - July 15

14. ADDITIONAL INFORMATION

State any facts that further explain your proposal or may help us in our review of your application (Use additional paper if needed).

The foundations for each Bathroom in each Cabin exists
The only disturbance to area is holes for sonotubes. All underground
water, electric, septic exists

15. REQUIRED FEES, EXHIBITS AND SUPPLEMENTS

Submit all necessary fees, exhibits and supplemental information with this application, as described in the instructions.

7. PROPOSED USES, STRUCTURES AND FEATURES

Proposed Use: What is the proposed use of your property?

☐ Residential ☐ Residential with Home Occupation ☐ Commercial or Industrial ☐ Public or Institutional ☒ Other: Spooting Camp

New Structures: Will you be constructing or installing any new structures on your property?

☐ Yes ☐ No

If yes, fill in a line on the table below for each new structure.

Type of structure (dwelling, garage, porch, shed, etc.)	Exterior dimensions (LxWxH)	Number of:		Type of Foundation (full basement, slab, post, etc.)	Distance(in feet) of structure from nearest:								
		Bedrooms	Plumbing or water fixtures		Road	Property line	Lake or pond	River or stream	Wetland				
See #6 of this Application													

Other Proposed Features: If you are proposing to add any of these features, check off the feature and answer the appropriate questions:

<input type="checkbox"/> Driveways	Dimensions (LxW): _____				<input type="checkbox"/> Parking areas	Number of parking areas: _____				
	Shared driveway? <input type="checkbox"/> Yes <input type="checkbox"/> No					Dimensions (LxW): _____				
	Distance of driveway (in feet) from nearest:					Distance of parking areas (in feet) from nearest:				
	Property line	Lake or pond	River or stream	Wetland		Road	Property line	Lake or pond	River or stream	Wetland
<input type="checkbox"/> Water supply	Will the driveway have a slope greater than 8%? <input type="checkbox"/> Yes <input type="checkbox"/> No				<input type="checkbox"/> Signs exceeding LURC standards	Number of signs: _____				
	Will the driveway cross any flowing water? <input type="checkbox"/> Yes <input type="checkbox"/> No					Dimensions (LxWxH): _____				
	If yes, what type of crossings will be used? <input type="checkbox"/> Bridge <input type="checkbox"/> Culvert					Will any signs be lighted? <input type="checkbox"/> Yes <input type="checkbox"/> No				
	Will crossings be sized at least 2½ times the cross-sectional area of the flowing water? <input type="checkbox"/> Yes <input type="checkbox"/> No					Distance of signs (in feet) from advertised structure or activity: _____				
<input type="checkbox"/> Exterior lighting	What type of water supply will serve the property?				What features of the signs exceed LURC standards?					
	List the fixtures that will be installed to illuminate your property:				Why do the signs need to exceed LURC standards?					
	Type of bulb	Watts	Cutoff fixture?	Motion activated?	Will the signs be a hazard to traffic? <input type="checkbox"/> Yes <input type="checkbox"/> No					
					How will the signs' design elements (color, bulk, materials, height, etc.) be compatible with the property and fit harmoniously into the surroundings?					

8. SEWAGE DISPOSAL FOR NEW AND ALTERED STRUCTURES

Will any proposed new or altered structures include bedrooms, bathrooms or plumbing/water fixtures, or otherwise generate waste water?

☒ Yes ☐ No

9. WETLAND ALTERATIONS

Will your proposal alter any amount of land that is a mapped P-WL subdistrict or any ground below the normal high water mark of a lake, pond, river, stream, or intertidal area?

☐ Yes ☒ No

Will your proposal alter an acre or more of any land area, either upland or wetland?

☐ Yes ☒ No

10. FEMA FLOOD ZONING

Are you proposing first-time development or making substantial improvements to any existing development within a mapped FEMA floodplain?

☐ Yes ☒ No

Permit

Bridge



STATE OF MAINE
DEPARTMENT OF CONSERVATION
22 STATE HOUSE STATION
AUGUSTA, MAINE
04333-0022

Bridge

ANGUS S. KING, JR.
GOVERNOR

RONALD B. LOVAGLIO
COMMISSIONER

AMENDMENT A TO
DEVELOPMENT PERMIT DP 3976; EC 98-079

PERMIT

The staff of the Maine Land Use Regulation Commission, after reviewing the application and supporting documents submitted by Jon Smallwood for Amendment A to Development Permit DP 3976, finds the following facts:

1. Applicant: Jon Smallwood
Box 251
Patten, Maine 04765
2. Date of Completed Application: May 21, 1998
3. Location of Proposal: T4 R8 WELS, Penobscot County
Lots #1.3 & 1.4 on Plan 01, Map PE024
Great Northern Paper, Inc., Lease #2680
T5 R8 WELS, Penobscot County
Lots #2 & #3 on Plan 01, Map PE025
4. Zoning: (P-SL) Shoreland Protection Subdistrict
(P-RP) Resource Plan Protection Subdistrict
(M-GN) General Management Subdistrict
5. Lot Size: 27 Acres (Leased, Owned)
6. Principal Building: Existing Main Lodge with Screened Porch (40 ft. by 46.5 ft.)
Existing Rental Cabin (25 ft. by 32 ft.)
Existing Rental Cabin (27.5 ft. by 31 ft.)
Existing Rental Cabin (21 ft. by 51 ft.)
Five Existing Rental Cabins (17 ft. by 25 ft., each)
Existing Rental Cabin (25.5 ft. by 33 ft.)
Existing Shower Building (9 ft. by 18 ft.)
7. Accessory Structures: Existing Barn (28 ft. by 42 ft.)
Existing Shed (10 ft. by 14 ft.)
Existing Shed (16 ft. by 30 ft.)
Existing Wood Shed (17.5 ft. by 21 ft.)
8. Sewage Disposal: Existing Combined and Primitive Systems
Three Proposed Combined Systems



9. Soil Type: 6-B per the Maine State Plumbing Code.
10. Affected Waterbody: East Branch of the Penobscot River
11. The applicant's property has historically been developed with a pre-Land Use Regulation Commission sporting camp complex.
12. In July of 1990 the Commission issued Development Permit DP 3976 to the applicant permitting the reconstruction of one of the rental cabins, construction of a new cabin and the installation of a combined sewage disposal system to serve these two cabins plus one of the existing cabins.
13. In November of 1996, the applicant constructed a 25.5 foot by 33 foot rental cabin without obtaining a permit from the Commission [reference: Enforcement Case EC 98-079].
14. The applicant now seeks after-the-fact amendment approval for the 25.5 foot by 33 foot cabin, and approval to install a new combined sewage disposal system to serve this cabin. The applicant also seeks approval to install two additional combined sewage disposal systems to serve the reconstructed cabin and the new cabin approved under the provisions of Development Permit DP 3976. The third cabin to be connected to the sewage disposal system approved under the provisions of Development Permit DP 3976 continues to use the original sewage disposal system for that cabin.
14. The facts are otherwise as represented in Development Permit Application DP 3976, Amendment Request A, and supporting documents.

Based upon the above Findings, the staff concludes that if carried out in compliance with the Conditions below, the proposal will meet the Criteria for Approval, Section 685-B(4) of the Commission's Statutes, 12 M.R.S.A.

Therefore, the staff approves the amendment request of Jon Smallwood with the following conditions:

1. The Standard Conditions (ver. 10/90), a copy of which is attached.
2. The Standard Clearing Conditions (ver. 3/93), a copy of which is attached.
3. The General Standards for Filling and Grading with Guidelines for Soil Stabilization (ver. 8/91), a copy of which is attached.
4. The approved sewage disposal system to serve the new 25.5 foot by 33 foot cabin must be installed in the location and according to the design specified in the report prepared by the permittee's site evaluator, John R. Whitney, dated May 4, 1998. This installation will

include a combined system with a 1,000 gallon septic tank and a disposal area consisting of 1 row of 5 plastic chambers and 1 row of 4 plastic chambers. This system must not be installed until a Plumbing Permit has been obtained from the Local Plumbing Inspector.

5. The approved sewage disposal system to serve the reconstructed cabin approved under the provisions of Development Permit DP 3976, must be installed in the location and according to the design specified in the report prepared by the permittee's site evaluator, John R. Whitney, dated May 4, 1998. This installation will include a combined system with a 1,000 gallon septic tank and a disposal area consisting of 1 row of 7 plastic chambers and 2 rows of 5 plastic chambers. This system must not be installed until a Plumbing Permit has been obtained from the Local Plumbing Inspector.
6. The approved sewage disposal system to serve the new cabin approved under the provisions of Development Permit DP 3976, must be installed in the location and according to the design specified in the report prepared by the permittee's site evaluator, John R. Whitney, dated May 4, 1998. This installation will include a combined system with a 1,000 gallon septic tank and a disposal area consisting of 1 row of 1 plastic chamber and 2 rows of 3 plastic chambers. This system must not be installed until a Plumbing Permit has been obtained from the Local Plumbing Inspector.
7. The permittee must obtain a Certificate of Inspection for each sewage disposal system at the time of installation from the Local Plumbing Inspector. A copy of these certificates must be submitted to the Commission.
8. Nothing in this permit shall be construed to release the permittee from any liability or responsibility arising from any violation, including Enforcement Case EC 98-079, or to be considered a waiver of the authority of the Commission or the State to fully pursue or prosecute such violations.
9. All conditions of Development Permit DP 3976 shall remain in effect with the exception of Condition #3 which is superseded by Conditions #5 and #6 of this amendment.

This permit is approved only upon the above stated conditions and remains valid only if the permittee complies with all of these conditions. In addition, any person aggrieved by this decision of the staff may, within 30 days, request that the Commission review the decision.

DONE AND DATED AT AUGUSTA, MAINE, THIS 3/st DAY OF JULY, 1998.

By: Cynthia S. Bertacci
for John S. Williams, Director