



TOWN LANDS AND CONSERVATION COMMISSION

(Commission)

Town of Cumberland

290 Tuttle Road

Cumberland, ME 04021

Date: June 11, 2021

(** = town manager; * = Chair; + = liaison TC; ++=Code enforcement officer; ^(T) = trails SC; ^(F) = forest SC)
Bill Shane**; Bill Longley ++; Tom Gruber +; George Turner +(abs); Allison Foster+

To: Members:

Jennifer Bell (abs)	Sam York (abs)	^(F) Ted Chadbourne	^(T) Shaun Breton
Jenn Grasso (abs)	David Young	^(F) Melissa Cott	^(T) Stephen Fitzgerald
Matt Grondin		^(F) *Denny Gallaudet ✓	^(T) *John Jensenius ✓
Ellen Hoffman (abs)		^(F) John Leavitt	^(T) Matthew Leclair
John Jensenius ^{vice*}		^(F) Gordon Lichter	^(T) Brian Stearns
Riva Krut		^(F) Linda Putnam	^(T) John Stewart
*Mike Schwindt		^(F) Sally Stockwell	^(T) Don Stowell

Climate Action Subcommittee:

Sukie Curtis, Jennifer Grasso, Jesse Lamarre-Vincent, Denny Gallaudet, Riva Krut, Ivy Frignoca, Mark Segrist

Note: Only members of the Commission and voting members of the subcommittees need attend. “✓” indicates subcommittee member attended Commission meeting.

From: Ellen Hoffman

Re: Meeting June 2, 2021

- May minutes were approved as written with one minor modification: Brian Stearns helped Steve and John on trail hardening and building bridges in the Rines Forest. This meeting was held virtually. Minutes are a compilation from Mike’s notes and notes submitted from committee members.
- Town Council (Tom) – Tom mentioned the June 14 workshop on the conservation easement ordinance.
- Commission (Mike)
 - Bill report (summarized from Bill L’s notes):
 - During the month of May 2021, 21 building permits were issued for a variety of structures such as: pools, sheds, decks, renovations, additions, and solar installations.
 - OceanView Phase I (Tuttle Rd) under construction; 25 permits have been issued.
 - Christmas Creek – under construction; 16 building permits issued. County records indicate all lots have been sold and closed.
 - Orchard Rd - Cortland Court – five building permits issued.
 - Planning Board meeting scheduled for June 15th 2021:
 - Blanchard Oaks - public hearing final review for 14 lot (13 new home sites) subdivision off Blanchard Road Ext.
 - Final Site Plan for 15,000 sq. ft. building at Route One lot 3 Heritage Village.



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- Sketch Plan review for 50 units located between Route One and 295 North, two lots north of Ledgewood Nursing Home.
 - Public Hearing for recommendation to the Council for a change in the number of children allowed at a nursery school in a residential zone from 20 to 40.
 - Public Hearing for recommendation to the Council for amendments to conservation subdivision ref: Prohibited uses within open space and common ownership of open space.
 - Public Hearing to change the number of copies for Major Staff review to two-full size and one electronic copy.
- Items to be addressed in future Planning Board meeting:
 - New school building for MSAD-51
 - Preliminary Plan for the three lots off Blanchard Road Ext. (Ross Estates)
 - Possible combination of residential and commercial in Blackstrap Road pit controlled by David Chase.
 - Possible contract zone for Longwoods Road “The Grange at Longwoods” to help protect 60 acres of farmland and open space per proposed plan with CCLT.
- Dog Signs – Bill Shane said that LCC should dictate signs that are non-emergency so there is one central agency dealing with information on the trails. No action was taken at this point.
 - Actions the Commission has taken the past few months (Mike):
 - Over the past few months, John, Ellen and Bill have been working with Judy mapping and characterizing trail and sidewalk data.
 - Ellen and John have been attributing the GPS'd data
 - Last month Ellen and Bill came up with a set of standard naming conventions for the trail and sidewalk park and trail names for consistency between parcels
 - Mike and Ellen have spent countless hours weeding the BFG and fending off ticks. More mulch was delivered so next steps will be spreading the mulch to help control the weeds.
 - The Town has paved and improved the trail head of the Town Forest at the Drowne Rd entrance.
 - Ellen has been taking pictures of the nature trail plants in the Town Forest. The photos are linked to the individual plants and will be available when the nature trail is put online.
 - Mike and Ellen weeded, planted and mulched the pollinator garden at Val Halla.
 - LCC website (Matt) – Matt gave a brief presentation on thoughts and recommendations, based on conversations with LCC members, to improve the LCC’s presence on the Town’s website. Steps will mainly be to consolidate and re-order, but updates and additions will likely happen, as well. LCC members are encouraged to report any edits to Matt, who will compile a packet of thoughts for Eliza.
 - Annual report to Town Council – subcommittee chairs to have write-up to Mike by August 10th who will then consolidate and have to Bill Shane by August 30th, the publishing deadline.



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- June 14th presentation to Town Council by Denny in Forestry Subcommittee
 - Tree City application – Riva working on submission for next year.
 - DOT tree planting on 295 North – DOT deferring for fall planting. Commission will follow up with them.
 - Conservation Subdivision Ordinance (Mike) – Implementation concerns. Commission's role should be to offer comments on the applications submitted to the Planning Board but the pending application is problematic in that the HOA does not appear to correspond with the ordinance in a number of key areas such as the perpetuity and the tree cutting points. Staff was to be in contact with the applicant to see about getting revised document.
- Recreational Trails Subcommittee - (John)
- Rines Forest – The Chebeague and Cumberland Land Trust (CCLT) has taken the lead in improving the Waterfalls Trail into Rines Forest. Over the past month, the Town supplied the materials and CCLT organized volunteers to help build two walkways (36 feet and 56 feet) across muddy areas of the trail. In addition, a small section of the trail was rerouted around a large partially uprooted tree. CCLT is also organizing volunteers for the next two weekends to harden portions of the Waterfalls Trail with gravel. For this effort, the Town delivered four yards of gravel near the intersection of the Red and White trails.



This fall, the Town is expected to build a 10-car parking lot off Range Road. The Trails Subcommittee is planning to replace the planking on the section of the Green Trail near the new parking lot with a walkway and create a connection between the new parking area and the snowmobile trail.

- Greely Woods – The Town delivered a total of six yards of gravel to three locations at entrances to Greely Woods for hardening trails. John has finished work on the Orange Trails and will be starting work on the Blue and Green trails soon. The remaining gravel will be used on the Red Trail near Lockwood Lane. Anyone interested in helping with either the Rines or Greely Woods trail hardening efforts should contact John.



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- Knights Pond – John expects to submit plans for improving trails in Knight’s Pond to the Joint Standing Committee in July. These would include a reroute of the White Trail on the northwest side of the pond and short walkway across a wet area on the southeast side of the pond.
- Forest and Natural Resources Subcommittee (Denny) - no report
- Climate Action Subcommittee (Taken from Denny’s notes)
- Jesse discussed a Trane briefing on VRF industrial heat pumps. Very well accepted abroad, this heating system is making inroads in the US for commercial and industrial applications. It would be well suited for the new elementary school project at MSAD 51. In fact, the architect on the project (Oak Point) is in the process of completing such an installation at a Camden ME middle school. MSAD 51 has not yet scheduled a Facilities Committee meeting at which Chair McGinley has said the CAPS will be invited to discuss the CAP and the new school project. Hopefully, this meeting will be in the near future.
- Jenn briefed on a meeting she requested with Bill Longley and Bill Shane. The purpose of the meeting is the recent authorization by the Maine Legislature for local municipalities to adopt more rigorous zoning ordinances than the State baseline – a so-called “stretch code”. That would be the IECC 2021 code versus the IECC 2015 code which is the State baseline now being phased in by Cumberland. In the past, the Town Council has been reluctant to adopt zoning ordinances more rigorous than surrounding communities (e.g. Falmouth, Yarmouth, and Cape Elizabeth) and thereby impose higher new construction costs. Bill Longley said he would reach out to surrounding communities to see what they were doing with the new ability to adopt a stretch code.
- Riva indicated that the process of adopting Tree City status is well underway. She has been in contact with the Town forester, Paul Larrivee, who will need to be involved going forward. Cumberland meets all the basic requirements for application which is likely to be received before year end.
- Invasive species (Mike) – Discussed potential for using volunteers to locate and track invasive plants using iMapInvasives. No interest expressed to move in that direction.
- Farmland assessment (Mike) – no report
- Next meeting August 4th, 2021 - will stay at 7:00. Considering in-person at Town Hall. **Note:** No meeting in July.