BRUNSWICK PLANNING BOARD
MEETING MINUTES
MAY 9, 2017

MEMBERS PRESENT: Chair Charlie Frizzle, Vice Chair Margaret Wilson, Jane Arbuckle, Robert Burgess, Bill Dana, and Sandy Updegraph

MEMBERS ABSENT: No members were absent.

STAFF PRESENT: Jared Woolston, Town Planner; Jeff Hutchinson, Codes Enforcement Officer

A meeting of the Brunswick Planning Board was held on Tuesday, May 9, 2017, in Council Chambers, 85 Union Street. Chair Charlie Frizzle called the meeting to order at 7:00 P.M.

1. Case # 17-017 – POSTPONED FROM 5/2/17 – Whittier Field and Track Renovations:
The Planning Board will review and take action on a Sketch/Final Plan Major Development Review application submitted by property owner, Bowdoin College, for the construction of new track facilities, artificial turf field, lighting and bleachers at the existing Bowdoin College Whittier Field Complex located at the intersection of Bowker and Pine Streets, within the College Use 1 (CU1) and Residential 7 (R7) Zoning Districts, and the Aquifer Protection Zone 2 (APZ2) (Assessors Map U35, Lot F).

Jared Woolston introduced the application for Whittier Field and track renovations at Bowdoin College. The applicant has received site location approval and pointed out that two Staff Review Committee meetings were held as a result of public feedback. He pointed out that the Police Chief was also in attendance should there be questions regarding community impacts.

Bill Dana stated that he was a former resident of the area and asked if anyone felt that he should recuse himself from the meeting. No Board members or applicant representatives felt that there would be any conflicts.

Matt Orlando, Senior Vice President for Finance and Administration at Bowdoin College, introduced the team members working on this project. Matt said that although Bowdoin is an educational institution, the college has always believed that the spirit of competition and performance that is in athletic competition provides valuable lessons for the students and complements what they do inside the classroom. It is the college’s job to prepare the students for life after college and having a robust athletic program helps to accomplish this. Roughly 600 students participate in varsity athletics, 1/3rd of the student body and the field updates are long overdue. The college would like to finish the field updates by the fall in time for football season. Matt provided a PowerPoint presentation and reviewed the project overview, history of Whittier Field, project motivations, site improvements, aerial snapshot of Whittier Field today, snapshot of the original straightaway, utilization, and steps taken to address neighbors concerns. Matt said that they do plan on coming back in the fall with a Phase II for locker facilities to be located at the north end of the field. John Hitchcock, of CHA, and lead architect, continued with the PowerPoint presentation and reviewed the aerial of the existing field and associated uses, demolition plan, proposed layout and utility plans, grading plan, landscaping plan, grandstand floorplan, elevations and sections, and proposed views. Mike Berry from Musco Lighting, took over the presentation and reviewed the evolution of glare control technology (fixture design),
depiction of the proposed lighting fixture, LED glare, pole height, lighting cutoff, zero grid, and
foot candles / candela reading. Kylie Mason, of Sebago Technics, pointed out that the plan does
meet all the requirements of the Brunswick Zoning Ordinance, they are not asking for any
special variances and they are reducing the impervious surface in the R7 Zone with a small
increase in the CU Zone. Kylie stated that they have obtained their DEP and FAA permits. With
regards to landscaping, the arborvitaes will add a significant hedge to the existing pines and
create a great buffer.

Charlie Frizzle asked if there was a location for the busses to turn around on Pine Street or will
they have to exit through the neighborhood. Matt Orlando replied that the visiting team will be
directed to the Dayton Lot and students will walk to the field through the 1903 gateway. In Phase
II, when they are more developed, they are looking into a bus turnaround on Pine Street. Jane
Arbuckle asked how mature / high, the arborvitaes be when they are planted. Kylie Mason
replied that she believes they have specified 12 feet. Jane asked for confirmation that the
proposed light will not be the same as those on Ryan Field as she can see these light from her
house. Mike Barry replied that the proposed lights are 3 generations past those on Ryan Field.
Mike added that the system also comes with controls that will allow the College to set a curfew /
time off so that they are not accidently left on. Jane asked if the lights will be left on if there is
no activity. Matt replied that they have asked that the lighting be turned down to clean-up level
for up to 30 minutes after practices ends and then shut off; they will be off before 9:00P.M. Jane
asked if there is music played all day if there are day activities on the field. Matt replied that
there is one day a year, a relay, where there is music played throughout the event, and quick pops
of music if there are touchdowns during the football games. Rob Burgess asked if any vertical
footcandle plot had been developed as he noticed that most of the pictures had been taken at an
angle. What kind of experience would one have if they were standing on Bowker Street looking
across at the two fixtures? Mike Berry replied that candela is the true intensity and referred back
to the PowerPoint slide; the further up you go, the less lighting that you see. Rob asked what the
color temperature will be. Mike replied that the LED fixture is 5700, the most efficient for
athletic fields. Mike said that the turf also absorbs most of the light. Jane asked what the
lighting will be like coming out of the bleachers and the press box. John Hitchcock replied that
the press box will have lighting similar to a home. There will not be standing light coming from
the bleachers themselves because the lighting from behind them will light the bleacher to an
effective egress level. The Hubbard Grandstand will also have the same light spill. In the event
of an emergency, and loss of power, there is emergency lighting that would illuminate for 90
minutes under the code requirements.

Sandy Updegraph asked Kylie Mason to respond to John Fosters question regarding storm
drainage connection that was asked at the April 26, 2017 Staff Review meeting. Kyle replied
that they rerouted the pipe and referenced drainage sheet 202. In returning back to lighting, Rob
Burgess said that he would be interested in seeing the fixtures for the lighting listed on plan E-
001 where the manufacturing is labeled as Hubble FLL95 watt 4K. John Hitchcock replied that
these lights are low bollard pedestal sidewalk lights, they are LED lights directed down. Rob
added that it was his belief that the dark sky certified lighting should be 3K not what is listed at
4K. John stated that he too believes it is 3K, but will double check and get a revised cut sheet to
the Board.

Chair Charlie Frizzle opened the meeting to public comment.
Dan Harris, 1 Mountain Ash Avenue and Town Council Representative for this district, asked Jeff Hutchinson what the height limitation was on a light pole. Jeff replied that the height limitation standards in the ordinance do not pertain to light poles and only pertain to structures that are occupied. Dan thanked the Board for holding the hearing as it gave him the opportunity to review the Zoning Ordinance. In doing so, he has the following thoughts:

- The present use of the field is a non-conforming use. A permitted use in the CU1 District includes a recreation facility, but a recreation facility excludes a spectator sports facility. This proposal is not included in the permitted uses. Jeff clarified that this is classified as education facility and is a permitted use in this zone. Dan said that in looking at this, they are really stretching the definition of educational facility and would suggest that they look at this again. Charlie Frizzle pointed out that they have used this same definition for all the schools in town as well.
- Dan pointed out that this project would be expansion of a non-conforming use and includes additional hours. Dan said that this would require special exemption by the ZBA. Dan said he believes that before an application such as this can be reviewed, the special exemption request needs to be herd.
- With respect to expansion within a non-conforming use, especially as it pertains to the R7 Zone, the ordinance provides for review of a Special Permit that would go to the Town Council for further recommendation.

Dan expressed that he cannot defend the idea of this being an educational facility. Jeff added that under the definition of a recreational facility, it excludes spectator sports facilities. Dan stated that this is why this use is really an omitted use. Jeff replied that they, Charlie Frizzle included, have used educational facilities for many, many years and reiterated that it has been used for all the schools. Dan replied that just because they have been doing this, doesn’t make it right. In going over the application itself, Dan said that they are asking for unlimited lighting for uses until 9:00 P.M. with 10 listed uses permitted until 10:00 P.M. and he is not sure that this is what the neighbors have agreed to as there is a certain amount of activity that accompanies the use of a lit field. This is a quiet neighborhood except for when there are game’s. The neighbors like their peace and quiet and in looking at the noise level charts, a level of 45decibels would be a rippling stream and not likely to be the output by the sports teams; not something you want to put your kids to sleep with. Dan suggests that they put a strict limit on the number uses for the lighting and urged the Board to think about what this would do to their own neighborhood. With respect to hours of operation, Charlie stated that he went through all the Staff Review notes where there was an awful lot of discussion regarding noise and it appeared that the only major disagreement between the public present at those meetings and the College were extending the hours. Charlie said that he believed that it was Matt Orlando’s suggestion that perhaps they start with the 9:00P.M. cut-off and revisit the issue at the end of the year. Charlie is willing to put this in under the Conditions of Approval if this is something that the Board agrees to. Charlie pointed out that no one knows how many nights will be effected as there are a lot of unknowns. The Board does not have then information necessary to wade in and say that 7:00P.M. is better than any other time. The Board has the ability to revisit this issue after a year and that at that time, the Planning Board can hold another meeting to discuss this.

Mark Battle, resident of 18 Bowker Street, pointed out that although there has been much discussion between the neighbors and the neighborhood, the opinions that he is about to express are his and his alone. Mark said that we have been told that there will be a lot of impact to the
neighborhood and the ways that the College has sought to minimize these impacts, but in his mind, one key point is that the college is proposing to use the facility into the night throughout the year. The impact of car doors, yelling on the field, balls on bodies, bodies on bodies will all disrupt the sleep of children, families, early shift workers and retirees. More importantly, this use is inconsistent with the Town Ordinance. The provisions of Section 411.1, are met if the noise levels do not exceed 55 decibels during the day and 45 decibels after 8:00 P.M. This means that if any activity goes beyond 45 decibels after 8:00 P.M., it violates the noise level and is a nuisance. Mark asked “how do we know that the practices will be this quiet”, and answered that it is because the applicant has stated that they will not exceed their limits; this seems a bit flimsy. If you Google 45 decibels, you will find it described as distant bird twitter, louder than a library, but softer then a quiet conversation. Mark stated that he has had access to a professional grade sound meter and took some measurements to see what goes on in the neighborhood. On Sunday afternoon there was a Frisbee game on Picard Fields. Standing behind a clump of arborvitae about 70 feet away with 14 players on the field, he was getting reading of roughly 55 decibels. At about 9:00 P.M. on Monday night there was a dog barking in the next neighborhood and this came out to about 60 decibels. Mark said his bedroom window is less than 50 feet from the Whittier Field property line and an evening practice with 55 lacrosse players seems pretty unlikely that they will comply with the 45 decibel sound limit in their bedroom never mind the property line where the ordinance applies. Mark read Section 411 of the Brunswick Zoning Ordinance and stated that the burden of proof lies on Bowdoin College to prove that non-game use of the fields is less than 45 decibels and the truth is that it will be hard to anticipate the acoustics until after the field is built. Mark suggested approving the project with a waiver allowing 10 late games per year, but to comply with the ordinances and have the burden of proof on the College, deny games after 8:00 P.M. until an independent study can be conducted. This will not delay the project, satisfies the ordinance, will be minimal cost to the college and “most importantly, it protects the integrity and vitality of this terrific neighborhood”. Mark passed around and reviewed suggested revised language to Condition 2 under Motion 2.

Carol Masterson, resident of 22 Bowker Street, read a prepared statement by Genevieve Lamoine, former resident of 22 Bowker Street who was unable to attend the meeting.

Charlie Priest, resident of 9 Bowker Street with his wife Pat, referenced his testimony from the Staff Review Meeting of April 26, 2017 and stated that their concern is the evening use of Whittier Field and what will be allowed when the current residents are no longer around.

Guillermo Herrera, resident of 45 Harpswell Street, said that amidst this project there has been a lot of interest by students for off-campus housing and that this has caused a lot of commotion and unease within the neighborhoods. Todd stated that aside from the direct impacts such as noise and lighting, there will inevitably be parking along neighboring streets, foot traffic and vehicular traffic. The intersection of Bowker and Harpswell Street is a blind corner and he is concerned about vehicular traffic at night.

Martin Hayden, resident 22 Bowker, said that the problem is activity that manifests though lighting and noise and there is no question to whom it will impact. Another impact will be the market and sale of the surrounding properties. Martin said that he has recently received a note from Dot Ollier, a realtor in Town addressing the problems associated with homes around Whittier Field and read the note for the Board. Martin urged the Board to follow the directives of the ordinance.
Ben Walsh, resident of Bowker, agreed with the thoughts of Mark Battle and said that the likelihood of the noise exceeding 45 decibels after 8:00 P.M. is high. Ben stated that the decibels humans hear are those most often made by other humans and that 45 decibels made by a machine would be different then 45 decibels by another human voice. Ben thinks that an acoustics study is reasonable and would assuage many concerns.

Erika Nyhus, resident of Bower Street, seconded what Martin Hayden in terms of market value and what Dot Ollier referenced to regarding selling said that homes are located next to a sports field. Erica said that they live directly across from the stadium and allowing night games may change their feelings about the neighborhood. Had she known that night games would be allowed may have been a deciding factor in whether or not to move into this neighborhood while they are starting a family.

Kathryn Thorson, resident of Bowker Street, read a prepared statement by Gene Shaw of Pine Street who was unable to attend. Kathryn said that she moved from Longfellow to Bowker Street because of the noise and when they moved they were assured that the field involved only a few football games, track meets and the Ivey’s which are no longer there. Kathryn said that she and her husband were both shock and dismayed at Bowdoin’s plans to upgrade Whittier Field. She has been told by many residents across Brunswick that they can see the lights and hear the noise from Farley Field. Unlike the residents of Farley Road, the residents of Pine Street and Bowker Street have no buffer, the houses are very close to the street, and there is not a big buffer of land between the houses and field; they have front row seats to any event and makes them particularly vulnerable to lights, traffic and noise. Kathryn played a clip of music taped from her front porch. Kathryn said that Bowdoin plays music 45 minutes before football games and the proposal allows for 45 minutes of music before lacrosse games. Although the neighbors have generally accepted this, she does not feel that this should be agreed upon forever as this is the kind of music generally played when the windows are closed and you have something turned on inside your house, but that you can still hear. Kathryn would like a provision that they can come back to this issue if the neighbors feel that the noise is too much. Kathryn pointed out that most of the changes by Bowdoin have been due to pressure from the neighbors and feel that the suggestions made have been an improvement. Katheryn emphasized that the Board should be listening to the neighbors and not the people representing Bowdoin students who do not have a vested interest.

Bob Mial, resident of McLellan Street, reiterated Bob Harris’s thoughts regarding the R7 Zone and special permission to allow recreational fields to be put in place. Bob heard what the Board had to say regarding classrooms and parks and thinks it is great to have kids walk to school. It makes sense to have exclusions put in place in terms of classrooms and playgrounds but to put this project in the same category as a classroom or playground is a huge jump. This is not a classroom and understands athletics an important part of education, but this is an NCAA Certified field and Bowdoin is reserving the right to lease the field to whom they want to at any time of the year; this is a huge jump to allow this to be built in a residential zone.

Anne Hayden, resident of Bowker Street, agrees with Mark Battle suggestion of an acoustics study but that this proof of burden should be put on the college before the use is granted. Once the project is approved, it will be harder to take the uses back.

Tricia Welsh, college neighbor on Cleveland Street said that she has observed the changes that have happened on Cleveland Street since more student renters have taken hold and would hate to
see the same thing happen to this neighborhood or to continue and thinks they should be as careful as possible. Tricia pointed out that one of the nighttime uses is for Captain’s Practices and stated that she is not sure it is worth the risk in asking the neighborhood to allow these barely legal workaround practices. Tricia is concerned with summer use as well as they usually have summer relief.

**Pat Ryan, resident of 9 Bowker Street,** said that she has loved in her house for 30 years and only two weeks after moving in they had a meeting with the College as they had been awoken at day break by a bagpipe from the Highland Games that were taking place on the field at the time. Pat has gone through the Ivey’s, Aloha relay, track meet, football games, but these are all one time occurrences. This proposal is for field use after 8:00 P.M. Pat supports the proposal made by Mark Battle and she really was impressed with the way Ann Hayden suggested shifting the burden and revisiting the issue within a certain period of time and delaying anything after 8:00 P.M. until a study is done to ensure that the activities taking place adhere to the approved decibel level.

**Sedia Rosenthall, resident of 8 McLellan Street,** is concerned with the traffic and is afraid of the traffic around McLellan and what it may do to the children who live and play in this neighborhood.

**Mark Allen, resident of 28 ½ McLellan Street,** said that he and his wife took a walk to look at the land between the 1903 gate and cemetery and suggests to abate some of the traffic, the bus traffic be looped around those pines. Mark said that there is plenty of room for a turn around, would place all the traffic on Sills Drive, allow for handicapped access into the gate and eliminate traffic coming down into the adjacent neighborhoods. Charlie Frizzle replied that until Phase II, the bus traffic will be routed to the existing parking on campus with walking traffic into the field. In Phase II, bus turnaround will be looked at further and this may be one possibility.

Kathryn Thorson stated that recently a bus had to park in front of her house at 18 Bowker Street because Dayton Lot was completely full. Kathryn stated that for at least the next year, there is not adequate parking for the facility that is already there.

Chair Charlie Frizzle closed the public comment period.

Charlie Frizzle asked what the Board thoughts were the proposed language for Condition 2 under Motion 2. Margaret Wilson stated that the careful reading by the neighborhood is admirable and that since she has not heard from the College that they can meet the noise standard, the idea that they allow the lights until 8:00 P.M. makes sense until Bowdoin can come up with a substantive independent study. Margaret said that on most occasions she does not see this presenting a lot of noise but it is not up to her to make that choice and she would rather an independent study over a period of time. Sandy Updegraph congratulated all groups involved in bring this project forward in a respectful manner. Sandy asked Charlie for clarification on how the Board handles projects that are within two zoning districts. Charlie replied that there are two issues. For those projects less than 10 acres, the project is assumed under the zone that include the larger area. For projects greater than 10 acres, such as this, then each section is considered separately. Sandy reiterated the definition of educational facility which is a permitted use and stated that although practices may fall loosely under the definition, she feels that the project does fall under educational facility. Sandy agrees with the revised wording for Condition 2 under Motion 2. Jane Arbuckle said that she is interested in the Town Attorneys interpretation of educational facilities and does
not agree with Sandy’s interpretation as she does not read it the same as it refers to buildings. Jane understands the tradition, but would like something more to stand on. Jane pointed out that games during the day will probably be over the allowed decibel level. Margaret asked Jeff Hutchinson how they handle this. Jared Woolston replied that he wasn’t looking at the existing noise when he drafted the conditions and noted that the existing noise could already expand to nuisance standards; once Bowdoin turns on the lights, they cannot expand those nuisances. Jared said to have a study after construction is not a bad idea, but asked what this will prove. He pointed out that Bowdoin did provide a table of current activity which would be the same activity that would be extended when the lights are on and pointed out that some of these activities go on until 9:00 P.M. in the summertime already. The noise nuisance drops about 10 decibels after 8:00 P.M., but even in those months when the sun sets a little earlier, and the days are shorter, once Bowdoin turns on the lights that they need to meet the noise nuisance standard. This will require Bowdoin to police themselves and would require the neighbors to call if they had any complaints. By complaint, Jane said that this again puts the burden on the neighbors and she does not feel that this a good way to start out. Jane said that a study would be informational and prove if Bowdoin is meeting the noise levels allowed. Charlie clarified that as of right now, they have no confirmation on whether Bowdoin can or does meet the noise levels. Jane asked what would happen if the study finds that the noise levels are consistently over the allowed levels. Margaret replied that they would have to stop. Jane said that she thinks that Town would need to revisit this in some way. Margaret asked Jeff how he would calculate the level if he received a complaint. Jeff replied that it is the average observed over a one hour period and is found in the ordinance. With regards to proposed changes to Condition 2 under Motion 2, he supports this. Charlie also agrees with revisiting the hours of operation after a year and proposed language for a Condition 4. Board member added additional clarification to the proposed Condition 4. Jared Woolston reiterated that Bowdoin could currently be going over the allowable noise standards and feels that this noise level would be a grandfathered until Bowdoin turns the lights on. Jeff replied that practices in June and July currently usually go to 8:00, 8:30 and even 9:00 P.M. Jane Arbuckle stated that they should be careful about the grandfathering. Jeff said that this use was installed legally and in the 20 years he has been the Codes Enforcement Officer, he has never received any noise complaints other than when they had a rock band on the field. Jane stated that this does not mean that they should be grandfathered. Jared replied that they have had sporting events that have crested above 45 decibels and no one has called. Jared said that if they do not want to go with the grandfathering then that is fine, but this is how he navigated the conditions. Robert Burgess asked that if the noise decibel levels drops if the lights go on at 5:00 P.M. Jared replied that yes, this is what he is saying and whether or not Bowdoin had compliance before the lights on, once the lights are on is what they will be reviewing. At this point Bowdoin is extending the use of the field. Jeff clarified that what Jared is trying to do is allow for some grandfathering as currently the field operates during daytime hours and traffic and noise have been generally accepted by the neighborhood. When the lights are turned on, things change where the noise ordinance would kick in whether it be from 4:30 – 8 or 8- 9. Margaret Wilson stated that she does not believe that they should get into any of the grandfathering as it is not their purview, but that they should make it clear that they expect the noise ordinance to be followed. Jared referenced Section 109.4.e and said that he does not believes the Town has been looking at the noise created at events, but that the light are extending the use. Jared said that the reality is that the College will be able to use the field more often because the lights are on and you wouldn’t have a nuisance after hours if the lights were not on. Decision to use the proposed
wording for Condition 2 under Motion 2. Scott Anderson asked if they are not allowed to hold activities on the field after 8:00 P.M. before the study is submitted or are they to come back a year from completion of construction as they will have some post 8:00 P.M. activities which would be part of the sound study. Scott said that this would be different from the 10 waived. Margaret asked why it wouldn’t be possible to use the lacrosse practices that will be held during daylight. Scott said that the concern is that part of the study would be ambient sound and during the day there would be more traffic. He believes what they are looking for would be sound after 8:00 P.M. which would require real conditions. Scott suggested that they design the sound study and have Planning Staff review the schedule. Margaret agreed and noted that they could send notification to abutters that this is occurring.

Mark Battle explained his intention behind his proposed Condition 2 and said that he intended that there would be no routine activity, but expects a limited amount of nighttime activity for the study to be conducted. If it is found that noise levels come in under 45 decibels, then routine activities can be scheduled, but will still have to maintain a 45 decibel. Scott Anderson reiterated that review of a sound study schedule would be helpful. Board members made language changes to Condition 2. Ben Walsh agreed that coming back in a year makes sense as Section 411 talks about community impacts and even if the issues were just light, noise and traffic, as these issues may bring other issues with them that may cause other problems. Jane Arbuckle said that she wishes there was a field she could go and see the proposed lights. Rob Burgess asked if there was a field in Maine with these lights. Scott replied that they provided the lighting scales now so that they could make the finding and once the lights are up and running, if they spill over then they will be in violation of the plan approved and will need to make changes at that time. Mike Berry replied that once the lighting is installed, they do conduct a light study as part of their guarantee. If the lighting is wrong then they will make adjustments. In terms of parking, Charlie said that the neighborhood may want to work with the Police Department and instead of parking bans they may want to consider permits or permitting. Matt Orlando added that in terms of bus parking, if the Dayton lot were full, they should be directed to the Watson lot.

**MOTION BY MARGARET WILSON THAT THE FINAL PLAN IS DEEMED COMPLETE. MOTION SECONDED BY BILL DANA, APPROVED UNANIMOUSLY.**

**MOTION BY BILL DANA THAT THE FINAL PLAN IS APPROVED WITH THE FOLLOWING CONDITIONS:**

1. That the Board’s review and approval does hereby refer to these findings of fact, the plans and materials submitted by the applicant and the written and oral comments of the applicant, his representatives, reviewing officials, and members of the public as reflected in the public record. Any changes to the approved plan not called for in these conditions of approval or otherwise approved by the Director of Planning and Development as a minor modification shall require a review and approval in accordance with the Brunswick Zoning Ordinance.

2. No routine activities at the facility shall occur on off-game nights, either when the proposed outdoor light system is in use or after 8:00 PM, until it is proven with an independent acoustic study that such use generates no nuisance as described in Section 109 of the Brunswick Zoning Ordinance. The applicant shall consult with Planning staff in determining parameters of the acoustic study and shall return to the Planning Board.
when the sound study is done if the applicant desires to use lights beyond 8:00 PM. The Planning Board shall host a Public Hearing at the time of review.

3. That prior to start of construction, the proposed stormwater connection in Pine Street shall be reviewed and approved by the Public Works Director.

4. That prior to start of construction, revised bollard light specifications 3,000 kelvin or below are provided to the satisfaction of the Director of Planning and Development.

**MOTION SECONDED BY SANDY UPDEGRAPH, APPROVED UNANIMOUSLY.**

2. Other Business

- Charlie Stated that he received a letter of resignation from Jeremy Evans dated May 5, 2017.
- Tuesday May 16th there will be a ZORC and Town Council workshop at 1:00.
- Douglass Ridge Subdivision site walk has been scheduled for May 16th at 5:30.

3. Approval of Minutes

**MOTION BY MARGARET WILSON TO APPROVE THE MINUTES OF MARCH 28, 2017. MOTION SECONDED BY BILL DANA, APPROVED AMONG THOSE PRESENT.**

**MOTION BY SANDY UPDEGARPH TO APPROVE THE MINUTES OF APRIL 11, 2017. MOTION SECONDED BY MARGARET WILSON, APPROVED BY THOSE PRESENT.**

**Adjourn**

This meeting was adjourned at 9:58 P.M.

Respectfully Submitted,

[Signature]

Tonya Jenusaitis
Recording Secretary