



TOWN OF READFIELD

8 OLD KENTS HILL RD. • READFIELD, MAINE 04355
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READFIELD PLANNING BOARD NOTICE OF DECISION

RE: Site Plan Review, Change of Use
Café to Apartment Duplex- three bedrooms each
Assessor's Map 120, Lot 39
Date APPROVED: December 9, 2015

TO: Catherine Bruce
1149 Main Street
Readfield, ME 04355

Dear Catherine Bruce:

This is to inform you that on December 9, 2015 the Readfield Planning Board conditionally approved your application for a Change of Use at 1139 Maine Street in the Village District as a duplex apartment as presented to the Board. The application was approved subject to the following conditions:

- Any change in use shall be reviewed and approved by the Planning Board as outlined in the Readfield LUO;
- Standard Conditions of Approval shall be followed, a copy of which is included with this NOD;
- Provided that all violations cited on the Notice of Violation dated December 1, 2015 by the CEO will be corrected prior to any Occupancy Permit issued by the Town;
- CEO shall receive a plan for correcting the sump pump/ water issue within 30 days;
- 1139 Main Street shall only be used as a duplex dwelling – three bedrooms each;
- Temporary housing / registered camper shall be permitted for the owner's use ONLY for up to 60 days per calendar year.

Thank you for your patience and cooperation throughout the review process. Your voluntary compliance with the above conditions is appreciated.

Paula Clark, Chair
Readfield Planning Board

date