



TOWN OF HIRAM
APPLICATION FOR CONDITIONAL USE PERMIT

OFFICE USE ONLY
MAP ____ LOT ____
LOCATION: _____
DATE APP FEE REC'D _____
DATE ACCEPTED BY PB _____

APPLICATION FEE DUE WITH THE APPLICATION: \$300.00
MAKE CKS PAYABLE TO THE TOWN OF HIRAM

- 1. APPLICANTS NAME: West Baldwin Solar Station LLC
MAILING ADDRESS: 179 Green Street, Suite 100
Jamaica Plain, MA 01230
Email address: aidan@glenvale.solar
PHONE NUMBER: _____ CELL: 617.257.2086

IF THE APPLICANT IS NOT THE OWNER OF RECORD OF THE PROPERTY, YOU MUST HAVE PROOF OF MONETARY INTEREST OR LEASE WITH OPTION TO BUY THE PROPERTY. If applicable, attach a copy of the required proof to this application.

- 2. Owner of Property: P.Y. Estes & Sons
Mailing Address: 102 Depot Road
West Baldwin, ME 04091
Phone number: _____ cell: 207.625.3317

- 3. Location of Property or land (describe in full)
Recorded book: 14175 Page: 255
Street address: Route 113 West Baldwin & Hiram

- 4. Proposed use of the property: residential ____ commercial X
(check all that apply) Seasonal ____

- 5. Will you be changing the use of an existing building? ____ yes X No
If yes, describe how the building as of the date of this application is being used and how you propose to change the use: _____

- 6. A. Will you be changing the use of a vacant parcel of land? X Yes ____ No
If yes, describe how your proposal will change the vacant parcel of land:
Clear trees and construct a solar array tied to the nearby
CMP transmission lines.

- b. will you be constructing a building on this site for the proposed activity?
____ yes X No if yes, see items 9 & 10.

- 7. If you are intending to operate a business, answer the following questions: (if the purpose for this application is not to operate a business then you may skip this question and go on to #8)
a. Business operations will be conducted (check the appropriate item):
____ within my residence, or
____ in a separate out-building on the same parcel of land as my residence, or
X within a building on the parcel described above but not used as a residential
housing unit. Building in Baldwin

- b. By using the building for business, will it be within the character of the surrounding buildings and area? _____ yes _____ no.
- c. Describe type of business proposed to operate: 21 MW DC Solar array in Baldwin & Hiram
-
- d. Number of full time employees or equivalent thereof: 2 maintenance staff periodically
- e. List Days & Hours of operation. If different activities are to occur at different times, so indicate: Staff will only be present when necessary for maintenance. No one will be on site full time.
-
- f. What types of waste and how much of each will your proposed business generate? For each, describe plans of disposal: No real waste is expected to be produced except grass clippings & brush which will likely be disposed of on site.
- g. What type of outside lighting or display lighting are you intending to use? Describe: None, maybe switch controlled lights at equipment locations.
-
- h. How will traffic and parking be handled at the above-mentioned property? Describe and show plans (see item 10) for: Parking will occur in the staging area during construction and on the side of access road during operation
-
- i. Will there be any noise generated from the operation of the proposed business? Yes X No _____ If Yes, describe and show on plan requested in item 10: The equipment will generate a hum not much louder than a refrigerator at each inverter and the substation.
-
8. Will there be any excavating, filling or grading done on the property? If so, describe how much and how far from existing buildings, well, septic, brooks, streams, river and/or pond this will be done? Yes X No _____ if Yes, describe and show on plan requested in item 10: Some clearing will be performed for the access road, all in Baldwin.
-
9. If applicable, describe building to be constructed on property: dimensions, materials to be used, # of floors, well, septic system, etc. (see also item 10) Storage buildings will be in Baldwin and not have any plumbing.
-
10. Include a scale plot plan of the property showing location of the building on the lot, setbacks, roads, driveways, parking lots, septic system, well, landscape design, etc. For new buildings or alterations to existing buildings, show plan and elevation scale drawings of the buildings. For earthmoving, extraction, processing, and storage, see Section 3 for additional requirements; for Shoreland Zone, see Section 4; for Sanitary Waste Disposal, see Section 5; for Septage Spreading, see Section 6.

