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GOVERNOR

STATE OF MAINE
DEPARTMENT OF AGRICULTURE, CONSERVATION & FORESTRY
LAND USE PLANNING COMMISSION
22 STATE HOUSE STATION
AUGUSTA, MAINE 04333-0022

WALTER E. WHITCOMB
COMMISSIONER

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EXECUTIVE DIRECTOR

NOTICE OF PUBLIC HEARING

IRVING'S PROPOSED FISH RIVER CHAIN OF LAKES CONCEPT PLAN IN NORTHERN AROOSTOOK COUNTY, ZP 768

PURPOSE: The Maine Land Use Planning Commission will be holding a public hearing and seeking public comment on Irving Woodlands LLC's (PO Box 5777, Saint John, NB E2L4M3) proposed *Fish River Chain of Lakes Concept Plan* (Zoning Petition 768), for lands within T15 R 5 WELS, Madawaska Lake Township, T16 R 5 WELS, T17 R 3 WELS, Sinclair Township, and Cross Lake Township. As part of the Concept Plan, Irving proposes to rezone approximately 51,000 acres.

Concept plans are landowner-created, long-range plans for the development and conservation of a large area. These plans are a clarification of long-term landowner intent that indicate the areas where development is to be focused, the relative density of proposed development, and the means by which significant natural and recreational resources are to be protected. Concept planning is a flexible alternative to traditional subdivision and development regulation, designed to accomplish both public and private objectives. Concept plans are initiated by a landowner and must be approved by the Commission. Concept plans are implemented by rezoning land to a Resource Plan Protection (P-RP) Subdistrict.

The purpose of the hearing is to allow the applicant and members of the public the opportunity to present testimony and evidence as to whether the applicant's proposal meets the statutory criteria for approval under the provisions of 12 M.R.S. § 685-A(8-A) and Sections 10.08, 10.23,H, and 10.25,A of the Commission's rules, *Land Use Districts and Standards*.

TIME AND PLACE: Hearing dates and locations, once set, will be published in a newspaper of general circulation in the Fish River Lakes region and available on the Commission's website at www.maine.gov/dacf/lupc/. Tentatively, the hearing is expected to occur during the winter of 2018. The hearing will be governed by the Maine Administrative Procedures Act (5 M.R.S. Chapter 375) and Chapter 5 of the Commission's *Rules for the Conduct of Public Hearings*.

HOW TO PARTICIPATE: All interested persons are invited to attend and offer testimony relevant to the Commission's review of the proposal. The public is not required to submit written testimony before the hearing, nor file Petitions to Intervene, in order to testify. Members of the public may simply attend the hearing and give oral testimony. A written comment period will follow the hearing.

PETITIONS TO INTERVENE: Persons interested in seeking Intervenor status in this matter must file a Petition to Intervene with the Commission pursuant to Chapter 5, Section 5.13 of the Commission's rules **by 5:00 P.M. on October 10, 2017**. The public is not required to file Petitions to Intervene in order to testify.

Closing dates for the hearing record will be established in a subsequent public notice.

Any Petitions to Intervene should be sent to the Maine Land Use Planning Commission, 22 State House Station, Augusta, Maine 04333-0022. Petitions also may be submitted by email to Timothy.Beaucage@maine.gov.

Disabilities: Persons with disabilities planning to attend the hearing are requested to inform the Commission in advance so that arrangements can be made for services they require.

FOR ADDITIONAL INFORMATION: A full copy of the proposed concept plan may be viewed at:

- the LUPC's website at www.maine.gov/dacf/lupc/reference/resourceplans/fishriverlakes_prp015.html
- the LUPC's Ashland office at 45 Radar Road, Ashland; (207) 435-7963; Hours: M-F, 8:00-4:00, please call first
- the LUPC's Augusta office at 18 Elkins Lane, Harlow Building, Augusta; (207) 287-2631; Hours: M-F, 8:00-4:00, please call first
- the Aroostook County Commissioner's Office at 144 Sweden St, Suite 1, Caribou; (207) 493-3318; Hours: M-F, 8:00-4:30, please call first
- Fort Kent Town Office on Main St., Fort Kent; (207) 834-3003; Hours: M-F, 8:30-4:30, please call first

FUTURE NOTIFICATIONS: If you wish to receive email notices about upcoming public hearings, public comment periods, and important deadlines related to the Commission's review of the Fish River Lakes Concept Plan proposal, please go to <https://public.govdelivery.com/accounts/MEDACF/subscriber/new>, enter your email and select the items for which you would like to receive notices. To receive notices about this project by mail, please contact the Commission by calling (207) 287-2631.