

# MAINE STATE LEGISLATURE

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FIRST SPECIAL SESSION

ONE HUNDRED AND FIFTH LEGISLATURE

Legislative Document

No. 1884

S. P. 703

In Senate, January 24, 1972

Committee on Natural Resources suggested.

HARRY N. STARBRANCH, Secretary

Presented by Senator Moore of Cumberland.

STATE OF MAINE

IN THE YEAR OF OUR LORD NINETEEN HUNDRED  
SEVENTY-TWO

**AN ACT to Include Certain Waterfront Area Developments  
Within the Site Location of Development Law.**

Be it enacted by the People of the State of Maine, as follows:

Sec. 1. R. S., T. 38, § 482, sub-§ 2, amended. Subsection 2 of section 482 of Title 38 of the Revised Statutes, as enacted by section 2 of chapter 571 of the public laws of 1969, is amended to read as follows:

2. **Development which may substantially affect environment.** "Development which may substantially affect environment" means any commercial or industrial development which requires a license from the Environmental Improvement Commission, or which occupies a land area in excess of 20 acres, or which includes shoreline on any navigable pond, lake, river or salt water body and occupies a land area in excess of 10 acres, or which includes more than 1,000 feet of shoreline on any navigable pond, lake, river or salt water body regardless of the amount of land area occupied, or which contemplates drilling for or excavating natural resources, excluding borrow pits for sand, fill or gravel, regulated by the State Highway Commission and pits of less than 5 acres, or which occupies on a single parcel a structure or structures in excess of a ground area of 60,000 square feet.

Sec. 2. R. S., T. 38, § 488, amended. Section 488 of Title 38 of the Revised Statutes, as enacted by section 2 of chapter 571 of the public laws of 1969 and as amended by section 3 of chapter 476 of the public laws of 1971, is further amended by adding at the end the following new sentence:

This subchapter shall not apply to any development in existence or under construction on January 1, 1972 and which is subject to this subchapter only

by virtue of the fact that it includes a land area of 20 acres or less with a shoreline on any navigable pond, lake, river or salt water body.

#### STATEMENT OF FACT

The waterfront areas of the State of Maine are unique natural resources with special environmental problems. These areas of the State have traditionally been subject to a substantially greater development pressure, particularly from residential and recreational developers, than other areas of the State and continue to be so. It is the intention of this amendment to the Site Location of Development Law to recognize the special environmental nature and problems of these areas and to insure that development of these areas proceeds in a manner consistent with the highest and best use of these areas and in a manner which safeguards the natural environment and fragile ecological balance associated with such areas by requiring developers of such areas to work together with the E.I.C., benefiting from the expertise which that body possesses and receive approval under the Site Location of Development Law before beginning development.