

Regulated but Unmanaged

How Upstream "Paper Approvals"
Create Downstream Municipal
Realities

- **Alison McKellar**
- Former Select Board Member |
Planning Board Member | GIS
Volunteer Coordinator | Liaison to
Conservation Commission
- September 23, 2026 | Maine
Legislature's Commission to Study
Unmanaged Storm Water Pollution
-





HELP US PREVENT STORMWATER POLLUTION

Storm water and waste water are not the same.
Do you know the difference?



STORM WATER

When it rains, animal waste, litter, salt, pesticides, fertilizers, detergents, oil, and other pollutants in the roadways travel through the stormwater system directly to streams, lakes, and Camden harbor.

Please direct soapy water away from storm drains.



Cigarette Butts
Are LITTER

Please pickup your litter and pet waste, and limit or eliminate pesticide and fertilizer use. Be careful to catch all motor oil when changing oil in power equipment.



STORM DRAINS ARE JUST FOR RAIN



The Camden Conservation Commission is organizing an effort to mark the storm drains with stencils and art work reminding people that the things that go down the storm drain end up right in our streams and ocean.

We need your help!



Testing at Laite Beach has revealed frequently unsafe levels of bacteria and pollution after heavy rain. This sometimes leads to beach closings.



WASTE WATER



Sewer pipes send dirty water from your house to the town waste-water treatment plant.

CAMDEN
WASTE POLLUTION CONTROL PLANT

DO NOT hook up your sump pump or roof drain to the sewer line! Rain water does not belong in this system.

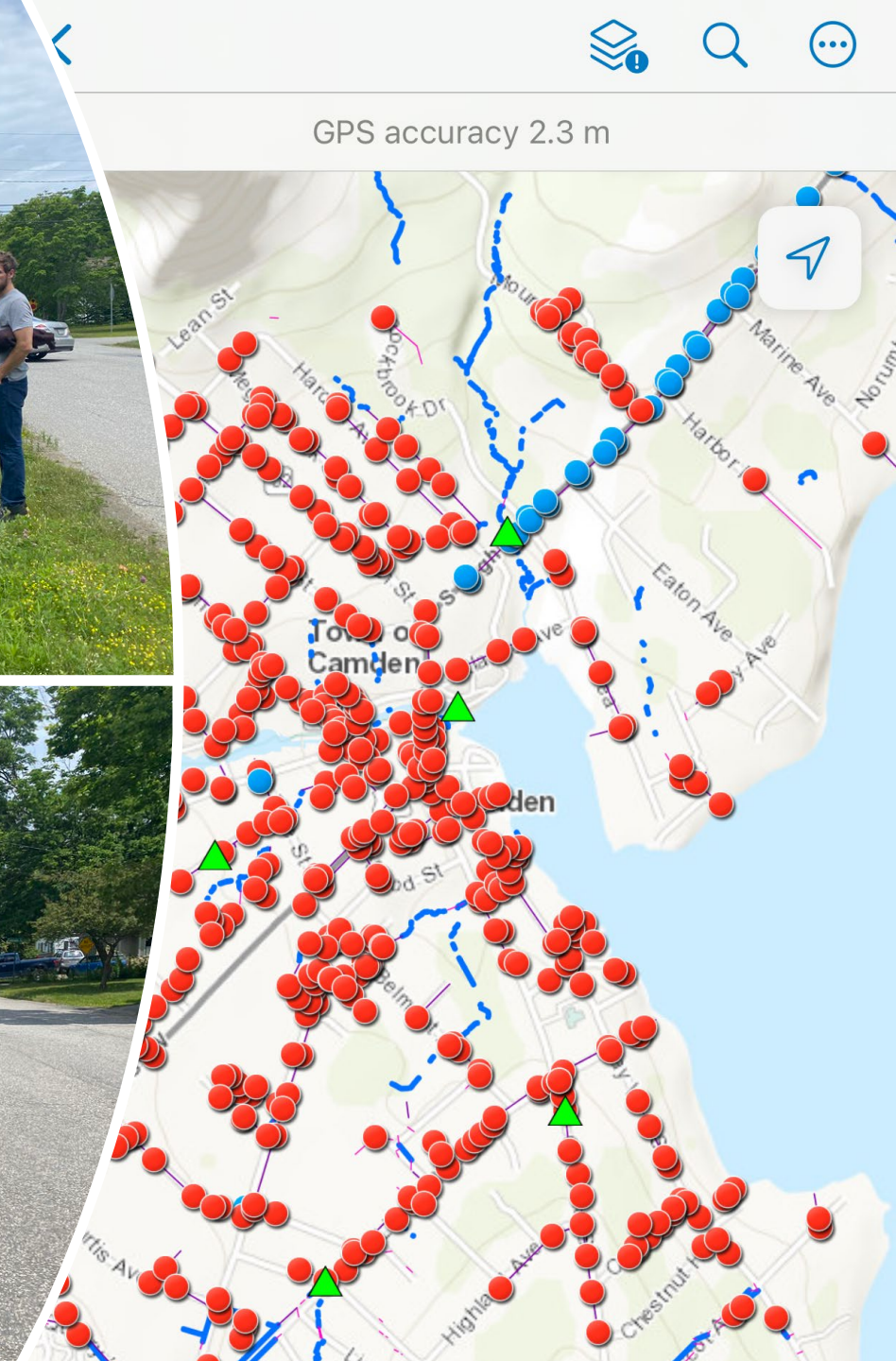
Camden separated the wastewater and stormwater systems in 1970 but we still have problems with pipes connected to the wrong system. If you have a question or concern, please call the Camden Wastewater Department at 207-236-7955

The cleanest part of
Camden Harbor is
the wastewater
outfall pipe during
heavy rain.

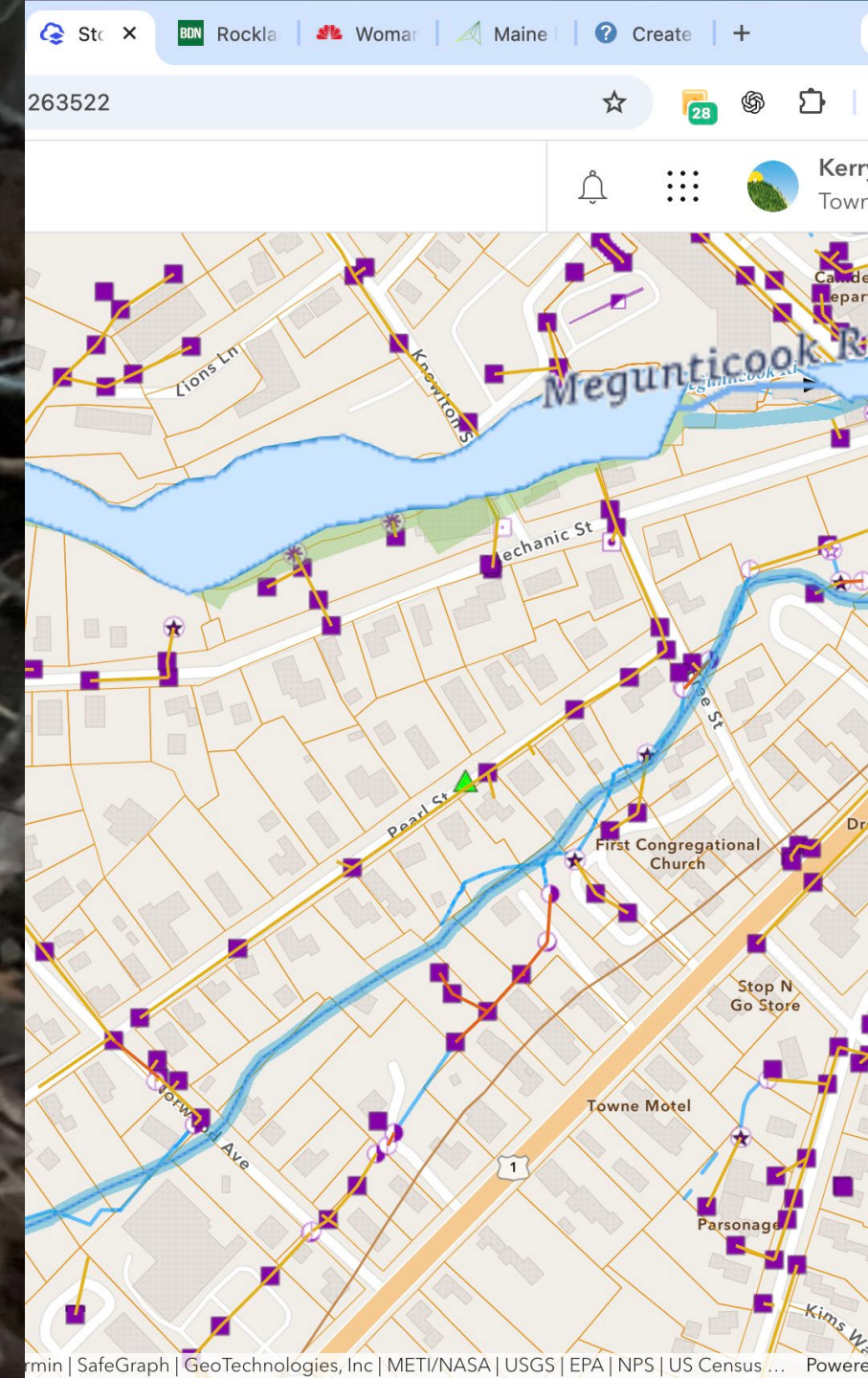




Step 1 — Mapping the Municipal Drainage Network









in Maine



Camden Plow Routes



Camden Street Trees -
Field Work



Catch Basin Inspection



Catch Basin Inspection
- Offline



11/11/2019

PIER IMPACT TABLE		
	INTERTIDAL ZONE	SUBTIDAL ZONE
PILES	2 GRANITE PILES = ±93 S.F.	NO PILES
	±93 S.F.	±0 S.F.
	±482 S.F.	±0 S.F.
NET IMPACT	±28 S.F.	±330 S.F.
	±510 S.F.	±330 S.F.

DOWNWARD OF H.A.T =

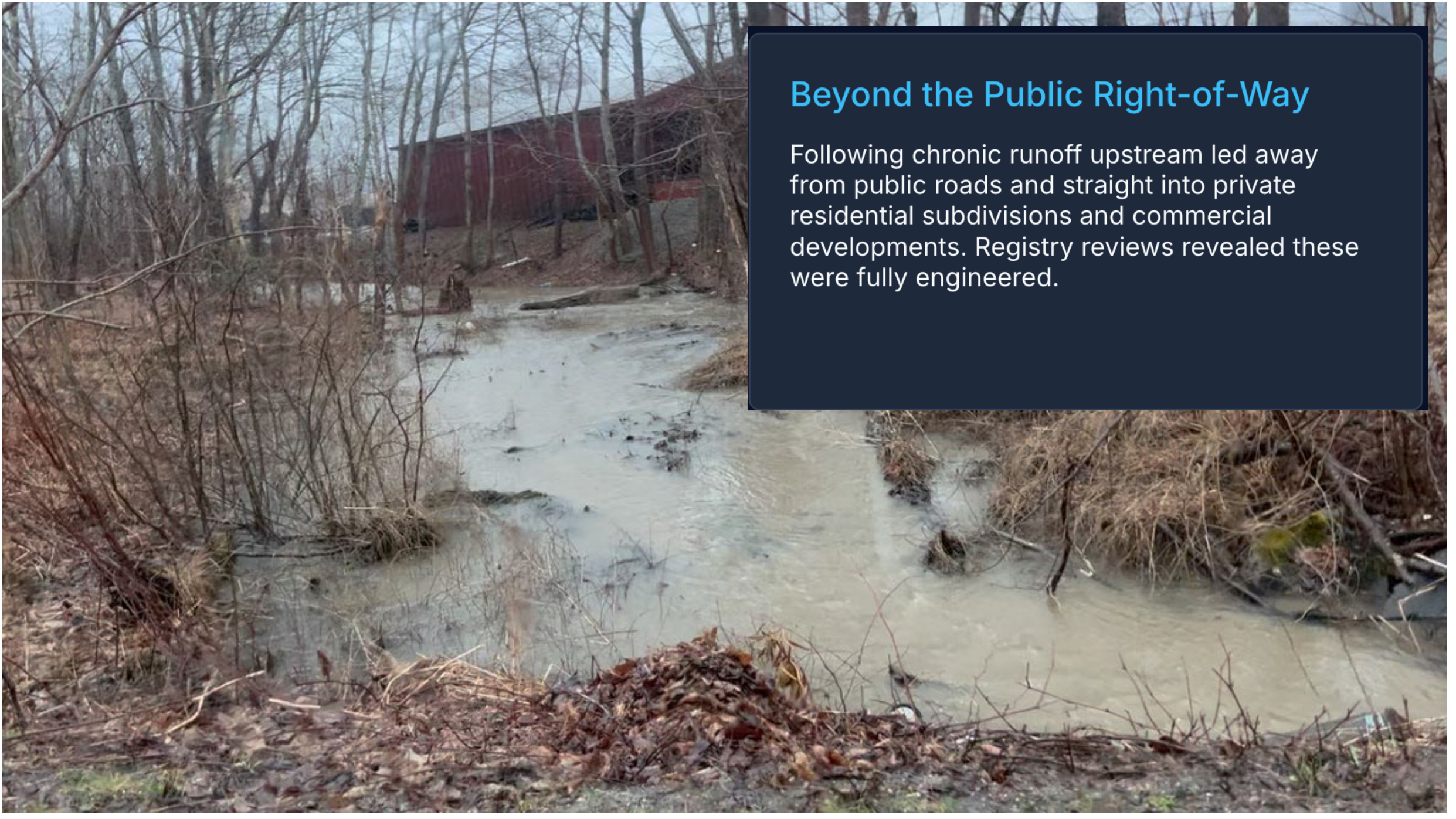
ASSUMED TO BE 1'Ø AND HAVE AN AREA OF 0.8 S.F.
 SCHEMATIC ONLY AND SHALL NOT BE USED FOR CONSTRUCTION.
 OTHERS AND SUBSTANTIAL VARIATION FOR THE PIER SCHEMATIC
 TRYING TO FACILITATE AMENDED PERMIT SUBMISSION.
 BASED ON THE SCHEMATIC DESIGN AND ARE ROUNDED UP TO

NOTES:
 1) PROPOSED PIER PRESENT 1/2021 2366-2412
 2) ALL DISTANCES
 3) ELEVATION PROCESSING CONVERTED TO DATUM (V)
 4) THIS PIER
 5) OWNER
 6) BOOKS
 7) THE APPLICANT SUBJECT
 8) THE SUBJECT BETWEEN
 9) REFERENCE DESCRIBE
 10) REFERENCE 154, PAGE 107 THEY





- **DEP Stormwater Triggers & Key Terms**
- **Statutory Triggers:**
 - **Stormwater Law (38 M.R.S. 420-D):** 1+ acre of disturbed area, or 20,000+ sq ft impervious in at-risk lake watersheds.
 - **Site Law (38 M.R.S. 481):** Residential subdivisions with 15+ lots or 30+ acres; commercial sites 20+ acres.
 - **Chapter 500 Standards:** State rules setting water quality treatment and peak flow control benchmarks.
- **Terms vs. Municipal Reality:**
 - **Department Order:** State licensing approval based on paper design models, not long-term field oversight.
 - **Structural BMPs & Treatment Buffers:** Engineered detention ponds and wooded buffers legally defined as active treatment infrastructure, not landscaping.
 - **Orphaned Infrastructure:** Drainage networks left to defunct HOAs after towns accept subdivision roads for plowing and paving.
 - **5-Year Recertification:** Mandated maintenance renewals that routinely lapse without state tracking.
 - **Condition Modifications:** Desk-approved permit revisions granted without checking whether the parent development is failing or in violation.

A photograph of a muddy stream flowing through a wooded area. In the background, a red barn is visible through the bare trees. The stream is surrounded by dry brush and fallen leaves, indicating a late autumn or winter setting. The water is murky and brown, suggesting runoff from a nearby source.

Beyond the Public Right-of-Way

Following chronic runoff upstream led away from public roads and straight into private residential subdivisions and commercial developments. Registry reviews revealed these were fully engineered.



The Camden Herald

28

28 PAGES

CAMDEN, MAINE, THURSDAY, JULY 12, 1984

Established in 1869

PRICE FIFTY CENTS

Port Sets Taxes on Timeshare

The difference between the two plans amounted to \$7,051, or 10 percent of the total. "I was trying to find out what is the declared value," said Foley on Monday. "I had old declarations, and I was averaging them and taking 50 percent of that total." Under the new system, Foley will receive declarations for each Timeshare unit sold, and compute the taxes from that.

He will use the declared value of each unit, which is the contract price less 10 percent for personal property values, and a 45 percent adjustment rate. "If we can agree on 45 percent, it will serve all the taxpayers," Foley declared at the meeting. "Certainly, it will help the town and the Samoset Resort really group in giving stability to both. I think that time will show that we are right."

Samoset originally requested abatement on both the hotel and the Timeshare units last spring. Their agreement with Rockport does not include the hotel abatement request, which the Samoset is still formalizing.

Can Save Dollars Goes On A Diet

station off is about to begin a project, which includes the Rotary Club's newspaper project, will be improvements in the surrounding landscape — both topical and subterranean — as well as conservation of energy.

Operations and Ordinance
At this time only corrugated cardboard will be put aside for recycling. This does not include mixed cardboard like tablet backs or paper towel tubes. Merchants and homeowners are asked to separate out all corrugated cardboard and deposit it on the floor of the recycling building, not in the transfer station hoppers where the garbage goes.

A metal building now stands at the transfer station site to house a new recycling effort.

(continued on page 3)

Through Window Destroys Rockport Home

Heat was so intense that he burned his hand. Hall then opened a bedroom window and threw some items out, including his telephone. As he tried to force his legs through the window, Hall became tangled in his wheelchair, but managed to free himself and fall headfirst to the ground.

Once on the ground Hall tried to call for help using the phone he had thrown from the tank trucks was used on the fire, the firefighters drafted water from nearby Goose River. Woodward said his men finally left the scene of the fire around 6:30 a.m.

The house was insured, but Woodward did not think the insured price would cover the estimated \$55,000 value. Woodward and state fire marshal Steve Dixon inspected the scene of the fire during the day Monday, but



A flag-waving skit featuring the Camden firemen's wives was one of the acts at Friday night's variety show, which kicked off the 102nd annual Firemen's Ball Weekend. For more pictures and story, see pages 18-19.

P.J. Hamel

Fun, Food, Fireworks

Camden Firemen's Weekend Draws Crowds

by Sharon Goodspeed

"A little rain on the parade and a fire alarm that sent three fire trucks blazing up Washington Street to a laundry room fire made Atlantic Engine Com-

Greenfield Hearing Gets Blocked By Planning Board

by Sherry Barker

Developer Robert Wellman's request to get his Greenfield subdivision on the

agenda of a public hearing was blocked by Camden's planning board last Thursday. Board members cited continued conflicts about the number of lots, drainage and traffic flow as reasons for the denial.

"If the board denies this for any reason, we'll go to court and fight it out there," said Wellman's attorney George Terry.

"Go ahead and submit an appeal," countered alternate planning board member Parker Laite. "We're not going to give a pre-blessing on it."

Wellman proposed 35 lots for his Chestnut Street subdivision. The planning board suggested reducing the number of lots to between 14 and 18, maintaining that 35 lots would be too dense for Chestnut Street, and not in

pany No. 2's 102nd birthday weekend one for the books. Hundreds of spectators jammed the parade route under threatening skies to enjoy the biggest firemen's weekend parade yet, and they got a little more than they bargained for besides a quick but heavy cloudburst several minutes into the parade.

As sirens flashed and Camden fire trucks rolled down Elm Street, the station fire whistle summoned the trucks to what many parade watchers thought was a maliciously-timed false alarm.

Within minutes, however, the engines had rejoined the parade route, leaving spectators wondering exactly what had caused the uproar. A fire in the laundry room at Town House Estates which had fizzled to little more than smoke by the time the

(continued on page 18)

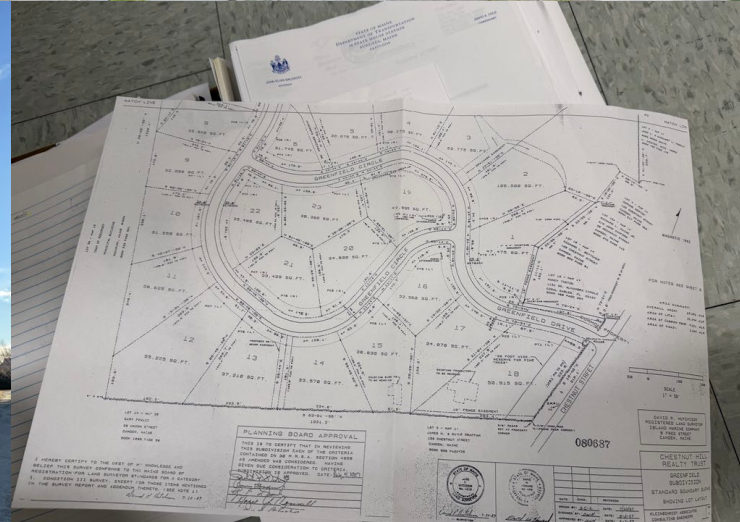
Special Education Teacher Added To SAD 28 System

SAD 28 directors spent 3½ hours Tuesday night wrestling with some thorny special education issues, finally deciding to hire a third resource room teacher at Rockport Elementary School to comply with state guidelines.

Superintendent Thomas Marx told the board a recent state evaluation of the district's special education department had commended its "well-integrated program" but found the district exceeded the 1:1 student-

an hour's give and take on the subject that it was a good idea, but one that needed more exploration on how to implement it to everyone's satisfaction. Renn told the board of the seven recipients of board commendations last year, six contacted for an informal survey indicated the practice had a positive effect on staff morale. Director Thomas Cox said he had a problem with publicizing the commendations, adding "it would feel better if

- **Unpermitted Clearing (2023):** A lot owner cleared a designated 50-foot wooded pine reserve along Chestnut Street, later stating they were unaware of the recorded plat restrictions.
- **Retroactive DEP Stamp (July 2025):** DEP issued an amendment revising the 50-foot reserve down to 25 feet, finding that the change *"will not unreasonably cause or increase flooding"*.
- **The Regulatory Blind Spot:** The State approved removing active tree canopy buffer without ever inspecting the parent subdivision to see that its primary detention pond was completely abandoned.





From: [Callahan, Beth](#)
To: [Sarah Post](#)
Cc: [Rick Hodges](#); [William Gartley](#)
Subject: Alabama Property LLC, Camden, L-14681-L3-R-M - Application Acceptance
Date: Thursday, August 29, 2024 1:10:00 PM
Attachments: [image001.png](#)

Good afternoon Sarah,

The application you submitted on behalf of Alabama Property, LLC for a modification to a Site Location of Development Act (Site Law) permit was received by the Department of Environmental Protection on August 8, 2024, and was accepted for processing as of today, August 29, 2024. Acceptance of the application does not preclude the Department from requesting additional information during processing. The application has been given a reference number of #L-14681-L3-R-M.

The Department is now reviewing the merits of the proposal. Although a modification to a permit does not have a statutory deadline, the Department will do its best to process the application and issue a decision in a timely manner. No construction related to the proposed activities currently under review may be started prior to receiving a final decision from the Department.

Please feel free to contact me if you have any questions pertaining to this information or the proposed project.

Kind regards,



Beth Callahan
Project Manager, Bureau of Land Resources
Maine Department of Environmental
Protection
(207) 446-1586
www.maine.gov/dep

Note: Inquiries on the status of permits may be searched on the Department's website at the following address - https://www.maine.gov/dep/gis/datamaps/LAWB_Permits/index.html

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C. Current Use of Site: The project site, Lot 18, is currently undeveloped and partially cleared of trees, with tall mature pine trees and a stone wall along the Eastern and Southeastern property boundaries.

FINDING:

Based on the file record, the reserved area shown on Lot 18 of the referenced set of plans for the original Greenfield Subdivision serves as a visual buffer of the development along Chestnut Street. The applicant has approached the Town of Camden seeking a similar revision to the reserved area on the lot. The Town has indicated its willingness to consider the applicant's revised development plan for the lot, pending prior Department approval of the revised visual buffer.

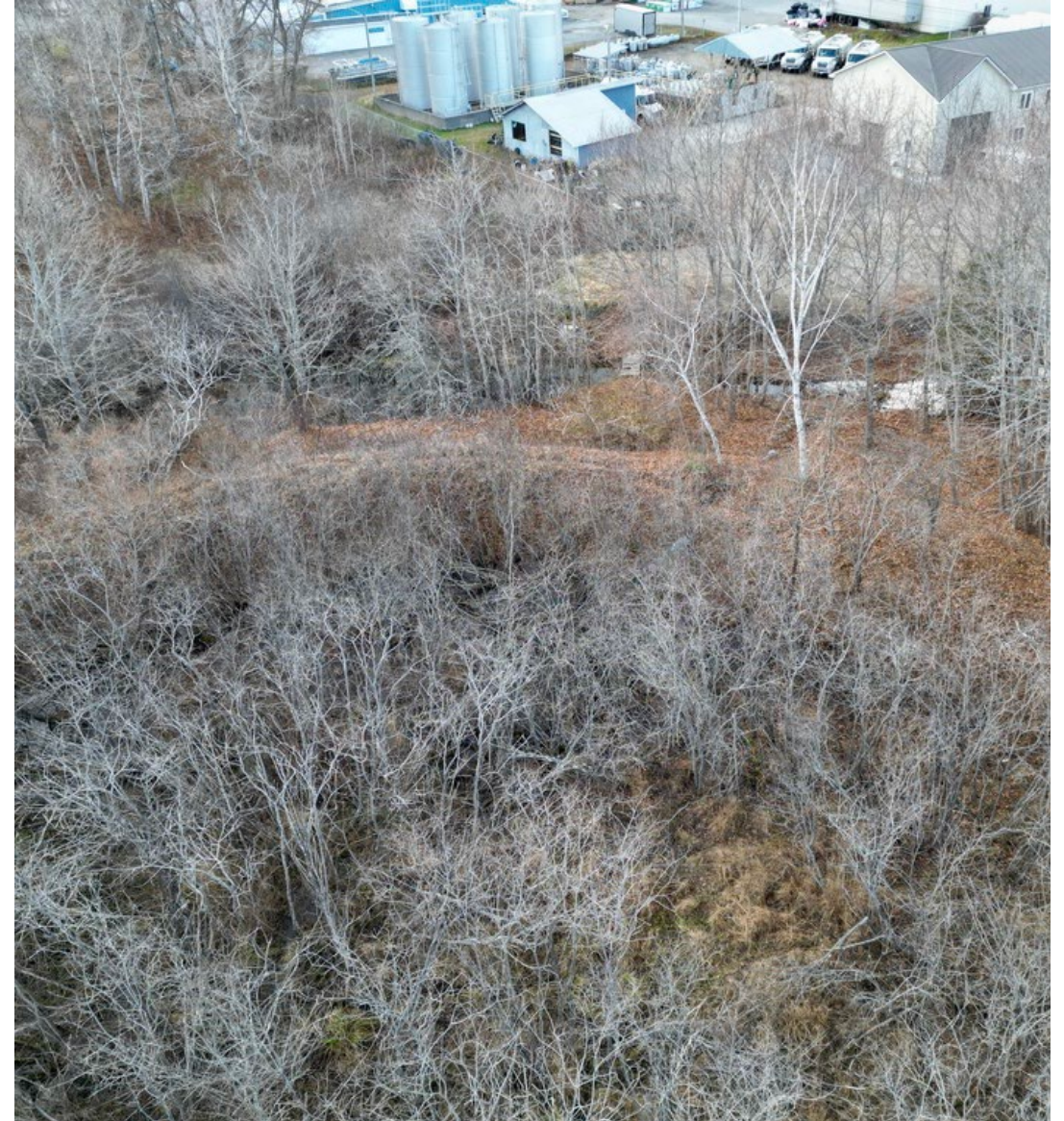
The Department has determined that maintenance of the 25-foot wide Landscape Zone, as proposed, including the replacement of trees which were lost, would continue to serve as a suitable visual buffer that was previously provided by the reserved area noted on the referenced plan sheet, provided that the applicant submits a town-approved replanting plan that includes replacement trees prior to any further development on the lot. The applicant must monitor the plantings, and the plantings must be replaced or maintained as necessary to achieve 85% survival after three full growing seasons.

The proposed project is a minor change and will not significantly affect any other issues identified during previous Department reviews of the project site.

Based on its review of the application, the Department finds the requested minor revision to be in accordance with all relevant Departmental standards. All other findings of fact, conclusions and conditions remain as approved in Department Order #L-014681-86-A-N, and subsequent Orders provided that the applicant submits a town-approved replanting plan and monitors and maintains the plantings as described above.

BASED on the above findings of fact, and subject to the conditions listed below, the Department makes the following conclusions pursuant to 38 M.R.S. §§ 481–489-E:

- A. The applicant has provided adequate evidence of financial capacity and technical ability to develop the project in a manner consistent with state environmental standards.
- B. The applicant has made adequate provision for fitting the development





"No Approvals While in Violation" Rule

- Prohibit the Maine DEP from approving minor revisions, amendments, or condition modifications for any development where parent stormwater infrastructure is uncertified or failing.

Centralized Recertification Registry

Establish an active, publicly searchable state portal for 5-year Chapter 500 recertifications that automatically alerts municipal public works and code offices when systems lapse.



Roadside Vegetation Management

6/17/2020

STATEWIDE - The Maine Department of Transportation is performing routine efforts to control brush along selected state roads using herbicides. These efforts will continue through the end of June. This process is part of MaineDOT's ongoing integrated approach, which also includes mowing and hand removal to control roadside trees.

Roadside trees are much easier to control when they are small. Trees allowed to grow close to roads prevent proper water drainage and may obscure drivers' views of large animals such as moose and deer. Controlling roadside vegetation is a key safety and road maintenance activity requiring yearly effort. In various locations, MaineDOT may also control unwanted vegetation around guardrails. Reducing vegetation near guardrails increases safety because it protects our workers from tripping hazards and ticks. Guardrails free of vegetation also function properly and are easier to maintain.

All herbicide treatments for brush, weeds, or invasive plants are selected to minimize impact to surrounding vegetation. MaineDOT is committed to reducing herbicide use with an integrated approach to control vegetation and to using low-risk products at the lowest application rates to protect workers and the environment. Starting in 2004, the department began every-other-year herbicide application to help further reduce use. Municipalities and private citizens living adjacent to state roads may contact the department to enter into a Cooperative Vegetation Management agreement if they are concerned about

Common citizen and conservation commission concern

- "As Maine invests millions to mitigate unmanaged runoff, protect fisheries, and stabilize coastal watersheds, why does our roadside management rely on chemical defoliation that weakens ditch banks, accelerates sediment transport, and discharges untested chemical mixtures directly into receiving waters?"