



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

TOWN OF FREEDOM, MAINE
NOTICE OF PUBLIC HEARING
RE: BEAVER RIDGE ROAD
(23 MRS § 3028-A)

TO ALL RESIDENTS OF FREEDOM, MAINE, AND THE GENERAL PUBLIC:

PLEASE TAKE NOTICE: A **1st Public Hearing** shall be held at 6 pm on January 28, 2025 for last names starting with A to L & a **2nd Public Hearing** shall be held at 6 pm on February 4th, 2025 for last names starting with M to Z, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, to gather facts, historical information, personal testimony, maps, and other documents that may inform the Municipal Officers and the public as to current legal status of certain portion of the Beaver Ridge (Hill) Road. The hearing is an opportunity for the residents of Freedom and general public to describe their personal knowledge of the current and historical uses of the Beaver Ridge Road. The Select Board, acting as the Municipal Officers of the Town of Freedom, will rely on the information presented to them for their consideration regarding the status of a 1.5 mile portion of the Beaver Ridge Road, as they are required and authorized to do as fact-finders in a quasi-judicial capacity, pursuant to Maine Revised Statutes, Title 23, section 3028-A.

These issues are being considered at this time due to a lawsuit that has been filed against the Town of Freedom by four of the abutters of the Beaver Ridge Road. This suit alleges that a portion of the Beaver Ridge Road, starting one-half mile from the intersection with the Greely Road and running or approximately 1.5 miles to the intersection with the Sibley Road, is now "*legally abandoned and therefore private property owned to the center line by abutting owners.*" (See, Plaintiffs' Complaint for Declaratory Judgment, Waldo County Superior Court, Docket No. CV-2024-48, ¶¶ 8 and 9). The specific portion of the Beaver Ridge Road that these abutters claim to be abandoned is depicted as a red line in the

attached map entitled "Legal Status if Beaver Ridge Road," which was prepared by the Plaintiffs. This map is provided for solely for demonstrative purposes and to depict the portion of the Beaver Ridge Road that the Plaintiffs allege is now "abandoned."

The Town of Freedom Select Board has filed an Answer in the Superior Court in their capacity as the Municipal Officers as the executive administrative body of the Town of Freedom. The Select Board has denied the allegations of the Plaintiffs, and have stated that Beaver Ridge Road was laid out and taken as a Public Way by the Kennebec County Commissioners in 1823. This hearing will aid the Select Board to further inquire in a Town-wide manner to get information from all residents and interested public as to the historic and present uses by residents, the public, and abutters regarding the Beaver Ridge Road, including that portion of the Beaver Ridge Road now known as Deer Hill Road.

Title 23, section 3028-A is attached to this notice. The statute provides that the Municipal Officers are required to give notice about possible outcomes and their consequences of the Hearing as referenced in the attached subsection 3028-A(5), as follows:

1. There is a potential that the Beaver Ridge Road will be found to be a Town Way OR that a Public Easement continues to exist OR that a Public Easement will be retained by the Town if the Municipal Officers declare the relevant portion of the Beaver Ridge Road to be Discontinued by Abandonment.
2. The abutting owners of real property may have the right to maintain the Beaver Ridge Road at their expense if it is found that only a Public Easement exists or has been retained; however, if it is found that the Beaver Ridge Road remains a Public Way, the abutting property owners will not have a right to maintain the Beaver Ridge Road.
3. If the Municipal Officers find that the Beaver Ridge Road is Discontinued by Abandonment and vote not to retain a Public Easement, then in that event ownership to the centerline of the portion of the Beaver Ridge Road will pass to abutting landowners.
4. If the Municipal Officers find that the Beaver Ridge Road is Discontinued by Abandonment, they may then vote to retain a public easement for access by foot and motor vehicle as defined by Title 29-A, Section 101, subsection 42.
5. In the event that a Public Easement continues to exist or is retained after a finding of Discontinuance by Abandonment, then the abutting property owners may have the right to enter into private easements or agreements with each other regarding the maintenance of the Public Easement. All are advised to consult a private attorney to discuss these complex rights.

THEREFORE, pursuant to the provisions of 23 MRS § 3028-A, the Select Board acting as the Municipal Officers shall conduct a hearing and consider the present

legal status of the portion of Beaver Ridge Road in question. All residents and the general public are encouraged to provide documents, information, and to speak at the hearing to provide detailed information as to the historical and current uses of ALL PORTIONS of the Beaver Ridge Road, including the section of road that is now or formerly known as Deer Hill Road.

All residents owing property which abuts the Beaver Ridge Road and Deer Hill Road have been sent directly a copy of this NOTICE by certified and first-class regular USPS mail.

Legal Status of Beaver Ridge Road

Petitioner's Exhibit 1

Legend

- Discontinued with Public Easement
- Feature 1
- Path Measure
- Private Road without Public Easement
- Public Road



23 M.R.S. § 3028-A

Current through Chapter 684 of the 2024 Second Regular Session and Chapter 2 of the Revisor's Report of the 131st Maine Legislature

Maine Revised Statutes Annotated by LexisNexis® > TITLE 23. Transportation (Pts. 1 — 7) > PART 3. Local Highway Law (Chs. 301 — 315) > CHAPTER 304. Acquisition of Property for Highway Purposes (§§ 3021 — 3036)

§ 3028-A. Abandonment of town ways

Beginning October 1, 2021, a town way, or portion thereof, may not be declared discontinued by abandonment unless the municipality or county where the proposed abandoned town way is situated complies with the requirements of this section. A municipality or its officials or a county or its officials are not liable for nonperformance of a legal duty with respect to a town way declared discontinued by abandonment in accordance with this section.

1. Definitions. As used in this section, unless the context otherwise indicates, the following terms have the following meanings.

A. "Affected property" means real property that abuts the town way to be declared discontinued by abandonment and real property for which the town way is the only access route.

B. "Best practicable notice" means, at minimum, the mailing of notice by the United States Postal Service, postage prepaid, first class, to affected property owners whose addresses appear in the assessment records of the municipality or county.

2. Declaration of abandonment. Municipal officers or county commissioners may vote to declare a town way discontinued by abandonment if:

A. For a period of 30 or more consecutive years, the town way was not kept passable for the use of motor vehicles at the expense of the municipality or county. Isolated acts of maintenance by the municipality or county without other evidence that shows a clear intent by the municipality or county to consider or use the town way as if it were a public way as defined in section 1903, subsection 11 does not negate evidence that the town way was not kept passable for the use of motor vehicles; and

B. The municipal officers or county commissioners vote to declare the town way discontinued by abandonment at a regularly scheduled meeting of the municipal officers or county commissioners. If the municipal officers or county commissioners vote to declare a town way discontinued by abandonment, they must also vote on whether a public easement is retained.

A municipality or county may not declare a town way discontinued by abandonment if evidence is presented to the municipal officers or county commissioners at a meeting held pursuant to paragraph B or a public hearing held pursuant to subsection 4 that the municipality or county received funds for any portion of the town way that is the subject of the discontinuance by abandonment for more than 84 months of the period of 30 or more consecutive years specified in paragraph A.

3. Notification of discontinuation by abandonment. The municipal officers or county commissioners shall give best practicable notice to all affected property owners of the town way to be declared discontinued by abandonment at least 30 days prior to the meeting required in subsection 2, paragraph B.

A. The notice must include information regarding the potential retention of a public easement, and:

- (1) The affected property owners' maintenance obligations for and right of access to the town way, if any;
- (2) The right of access to the town way by the public if a public easement is retained; and
- (3) Information regarding the rights of affected property owners to enter into agreements regarding maintenance of and access to that town way, including the right of affected property owners to create private easements.

B. If the town way to be declared discontinued by abandonment is the only means of access to property in an adjacent municipality or county, the municipal officers or county commissioners shall cause a written notice of the meeting required in subsection 2, paragraph B to be given to the municipal officers or county commissioners of the adjacent municipality or county at least 30 days prior to that meeting.

4. Public hearing. The municipal officers or county commissioners shall hold a public hearing prior to voting to declare a town way discontinued by abandonment under subsection 2 upon receipt of written request signed by at least 25% of affected property owners. The written request for a public hearing must be received by the municipal clerk or county clerk no more than 10 days after the notification issued pursuant to subsection 3.

5. Status of town way discontinued by abandonment. If the municipal officers or county commissioners vote to declare a town way discontinued by abandonment, the interests of the municipality or county in the abandoned town way pass as follows.

- A. If the municipal officers or county commissioners vote to not retain a public easement in the abandoned town way, all interests of the municipality or county in the town way, if any, pass to the abutting property owners to the center of the town way.
- B. If the municipal officers or county commissioners vote to retain a public easement in the abandoned town way, all other interests of the municipality or county in the town way, if any, pass to the abutting property owners to the center of the town way and the public easement retained is limited to rights of access by foot or motor vehicle as defined in Title 29-A, section 101, subsection 42.

An easement for public utility facilities necessary to provide or maintain service remains in a town way declared to be discontinued by abandonment regardless of whether a public easement is retained by the municipality or county.

6. Filing in registry of deeds. If the municipal officers or county commissioners vote to declare a town way discontinued by abandonment, the municipal clerk or county clerk shall record an attested certificate of the discontinuance by abandonment in the registry of deeds in the county where the abandoned town way is situated.

- A. The certificate of discontinuance by abandonment may not be filed before the appeal period in subsection 7 has passed or, if an appeal is filed, before the appeal process has ended.
- B. The certificate of discontinuance by abandonment must list the date of the vote by the municipal officers or county commissioners, describe the town way and include whether a public easement was retained.
- C. The register of deeds shall record the certificate of discontinuance by abandonment under the name of the town way, the name of the municipality or county and the names of the affected property owners. The municipal clerk or county clerk shall provide a photocopy of the certificate to the Department of Transportation, Bureau of Maintenance and Operations.

7. Appeal. Notwithstanding section 3029, a person affected by a vote to declare a town way discontinued by abandonment may appeal the decision by filing a written appeal request within 10 days of the vote as follows:

23 M.R.S. § 3028-A

- A. With the municipal clerk for an appeal of a vote by the municipal officers in a municipality with a board of appeals authorized to hear the appeal;
- B. With the county clerk for an appeal of a vote by the municipal officers in a municipality that does not have a board of appeals authorized to hear the appeal; or
- C. With the county clerk for an appeal of a vote by the county commissioners.

Within 15 days after receiving a written appeal request filed pursuant to this subsection, the municipal clerk or county clerk shall schedule a public hearing on the appeal before the municipal board of appeals or county commissioners and provide written notice of the hearing date to the municipal officers or county commissioners and the person filing the appeal request. The public hearing must occur no more than 30 days after the appeal request is received.

A person aggrieved by the decision of the municipal board of appeals or county commissioners pursuant to this subsection may appeal the decision to the Superior Court in the county where the town way is situated, pursuant to the Maine Rules of Civil Procedure, Rule 80B.

8. Quasi-judicial act. The determination of the municipal officers regarding the status of a town way pursuant to this section is a quasi-judicial act under Title 14, section 8104-B, subsection 2.

9. Previously abandoned town ways. This section does not alter the status of a town way abandoned by a municipality or county under the terms of former section 3028.

10. Common law abandonment. This section does not alter the ability of a town way to be abandoned under the common law presumption of abandonment.

11. Removal of obstructions. If the municipal officers or county commissioners have declared a town way discontinued by abandonment and have retained a public easement in the abandoned town way under this section, the municipality, county commissioners or an abutter on the way, acting with the written permission of the municipal officers or county commissioners, may remove any gates, bars or other obstructions in the town way.

History

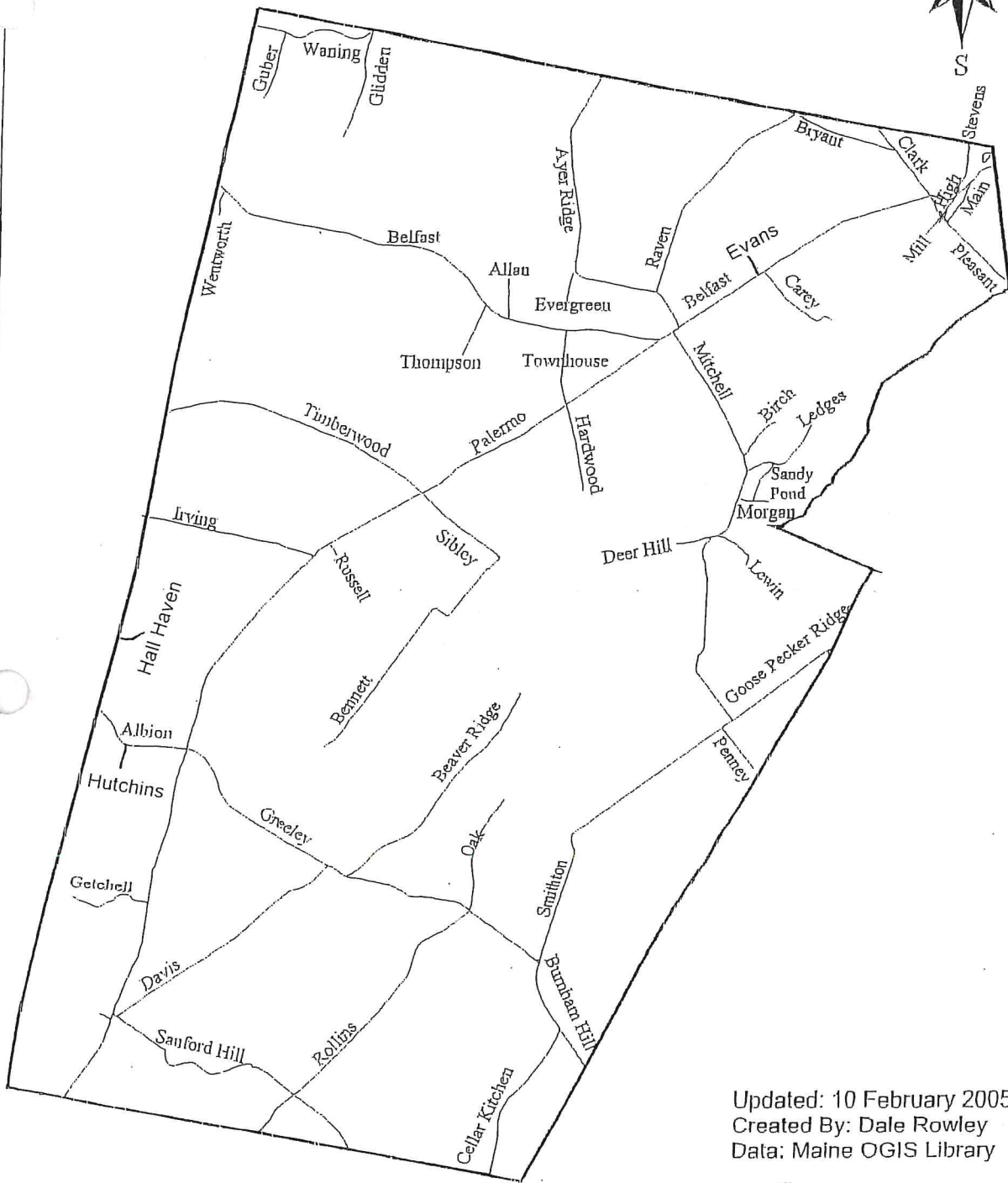
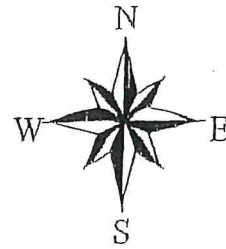
Section History

PL 2021, c. 145, §2 (NEW). PL 2021, c. 145, §3 (AFF)..

Maine Revised Statutes Annotated by LexisNexis®
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End of Document

Freedom Road Map



Updated: 10 February 2005
Created By: Dale Rowley
Data: Maine OGIS Library

0.4 0 0.4 0.8 Miles



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Toby Allan
280 Mott St, 2RN
New York, NYe 10012

Dear Toby Allan:

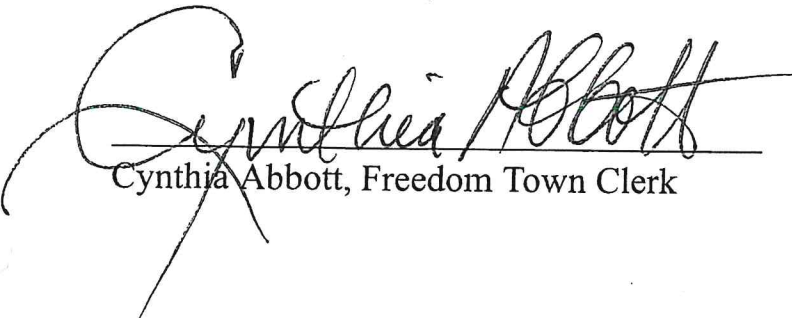
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at 49 & 53 Deer Hill Road, and is depicted on Town Tax Map 06 as Lot 12, 12-ON & 13. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Beaver Hill Plantation LLC
130 Sibley Road
Freedom, Maine 04941

Dear Beaver Hill Plantation LLC:

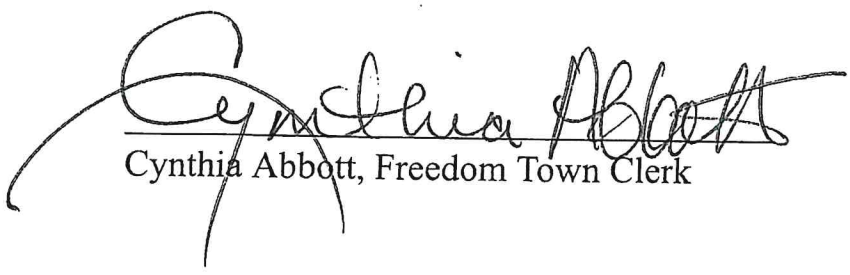
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road, and is depicted on Town Tax Map 06 as Lot 1-3. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Beaver Hill Plantation LLC
130 Sibley Road
Freedom, Maine 04941

Dear Beaver Hill Plantation LLC:

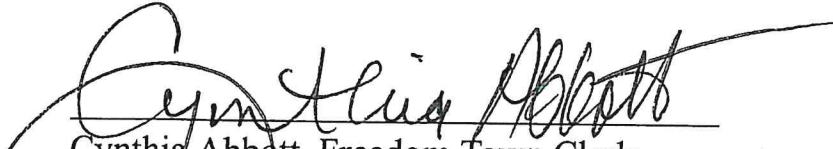
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 4 as Lot 19. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Bennett Family Trust, Matthew C. Trustee
130 Sibley Road
Freedom, Maine 04941

Dear Bennett Family Trust, Matthew C. Trustee:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 5 as Lot 7-3. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Bennett Family Trust, Matthew C Trustee
130 Sibley Road
Freedom, Maine 04941

Dear Bennett Family Trust, Matthew C Trustee:

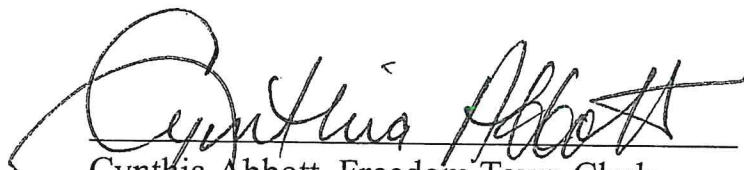
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Sibley Road, and is depicted on Town Tax Map 06 as Lot 1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

David & Maryann Bennett
24 Bennett Lane
Freedom, Maine 04941

Dear David & Maryann Bennett:

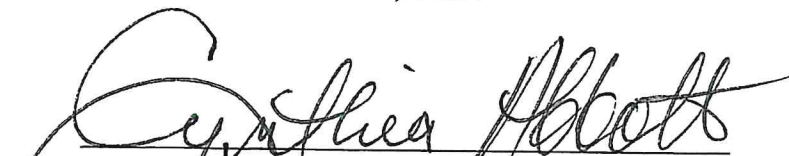
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 05 as Lot 7-2 & Map 6 as Lot 1-2. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Carrie Bickford & Brian Fuller
13 Beaver Ridge Road
Freedom, Maine 04941

Dear Carrie Bickford & Brian Fuller:

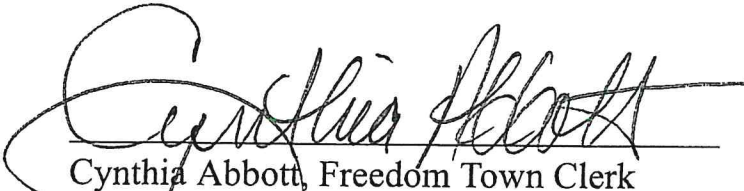
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at 13 Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 1 as Lot 39-1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

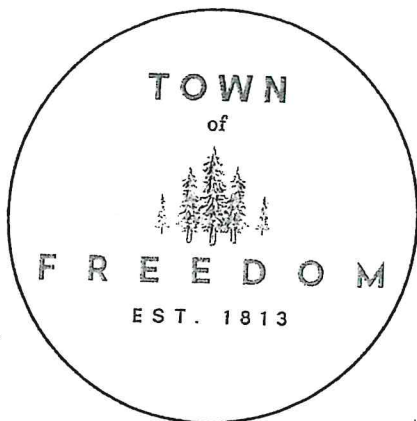
1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Phillip & Deborah Bloomestein
98 Deer Hill Road
Freedom, Maine 04941

Dear Phillip & Deborah Bloomestein:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at 98 Deer Hill Road, and is depicted on Town Tax Map 06 as Lot 10. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Nancy Clarke & Phillip White
105 Deer Hill Road
Freedom, Maine 04941

Dear Nancy Clarke & Phillip White:

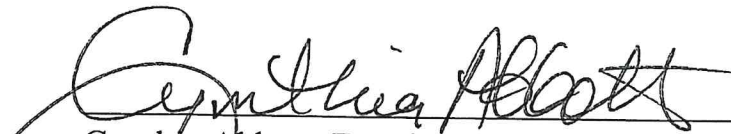
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at 105 Deer Hill Road, and is depicted on Town Tax Map 06 as Lot 11. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Competitive Power Ventures
50 Braintree Hill Office Park
Suite 300
Braintree, MA 02184

Dear Competitive Power Ventures:

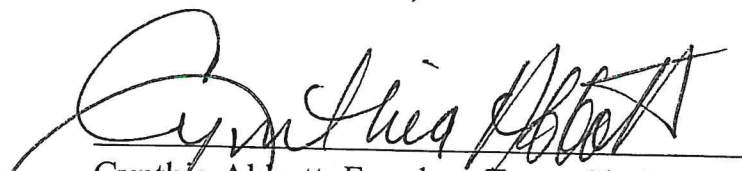
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Back Sibley Road/Beaver Ridge Road, and is depicted on Town Tax Map 06 as Lot 1-1-ON. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Donna Crosby
108 Mudgett Hill Road
Vassalboro, Maine 04989

Dear Donna Crosby:

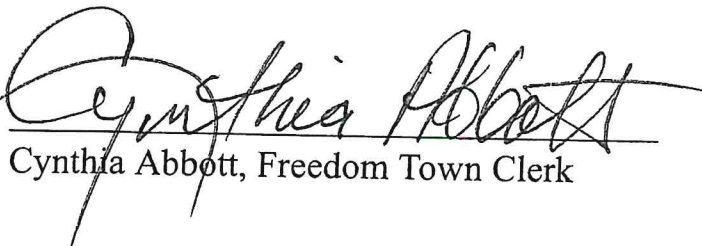
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Deer Hill Road, and is depicted on Town Tax Map 06 as Lot 9-1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

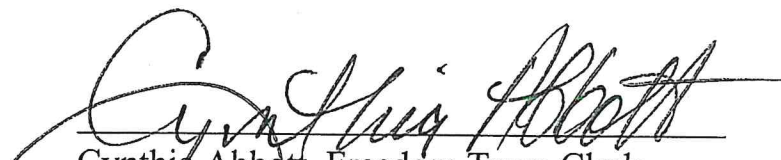
Carl Dillard
94 Hardwood Lane
Freedom, Maine 04941

Dear Anu Dudley & Noah Dillard:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 6 as Lot 2. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L
2nd meeting - February 4th, 2025 for last names starting with M to Z
both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 12, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Carl Dudley Dillard
94 Hardwood Lane
Freedom, Maine 04941

Dear Anu Dudley & Noah Dillard:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 6 as Lot 3. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L
2nd meeting - February 4th, 2025 for last names starting with M to Z
both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 12, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Heather Donahue
PO Box 37
Freedom, Maine 04941

Dear Heather Donahue:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at 53 Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 1 as Lot 39. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Anu Dudley & Noah Dillard
94 Hardwood Lane
Freedom, Maine 04941

Dear Anu Dudley & Noah Dillard:

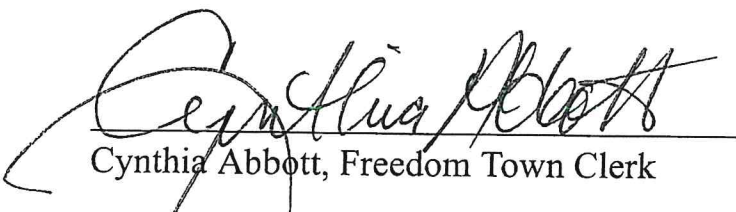
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 6 as Lot 4. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 12, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Sigmund Dziurdz, Jr
86 Beaver Ridge Road
Freedom, Maine 04941

Dear Sigmund Dziurdz, Jr:

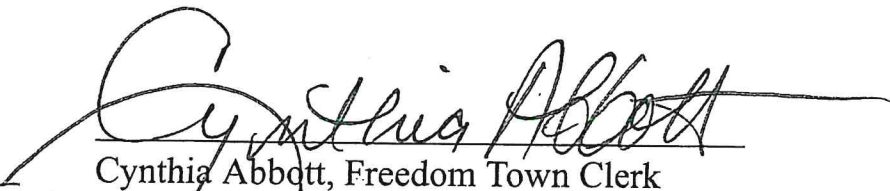
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 3 as Lot 25-1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Sage Freddura
111 Beaver Ridge Road
Freedom, Maine 04941

Dear Sage Freddura:

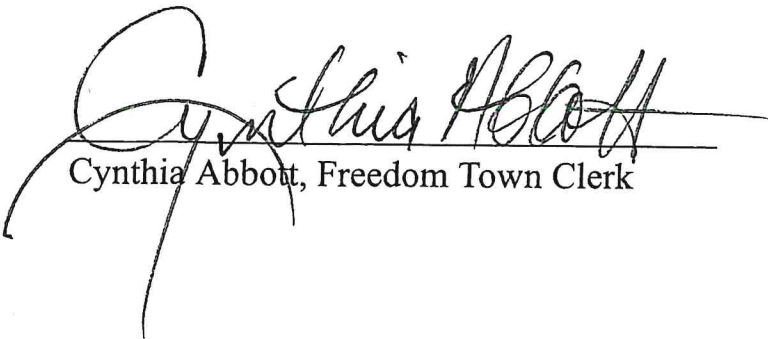
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 4 as Lot 1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Charles W. & Lynn Q. Haydniak
200 Beaver Ridge Road
Freedom, Maine 04941

Dear Charles W. & Lynn Q. Haydniak:

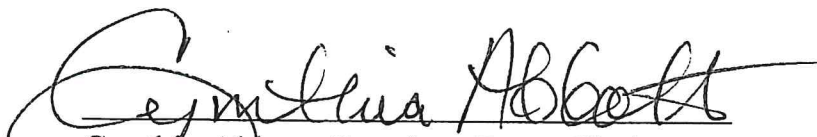
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 4 as Lot 19-1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Charles Hadyniak Living Trust DTD06/14/2022 1/2interest Lynn
218 Beaver Ridge Road
Freedom, Maine 04941

Dear Charles Hadyniak Living Trust DTD06/14/2022 1/2interest Lynn:

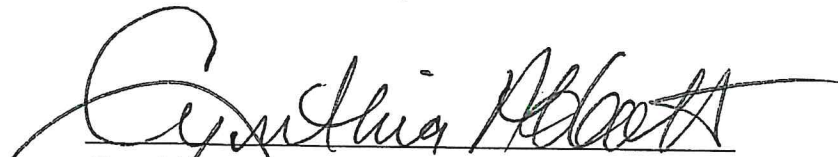
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 3 as Lot 30. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Sallyann Hadyniak Devisees
200 Beaver Ridge Road
Freedom, Maine 04941

Dear Sallyann Hadyniak Devisees:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 3 as Lot 30-3. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Tyler & Catherine Hadyniak
218 Beaver Ridge Road
Freedom, Maine 04941

Dear Tyler & Catherine Hadyniak:

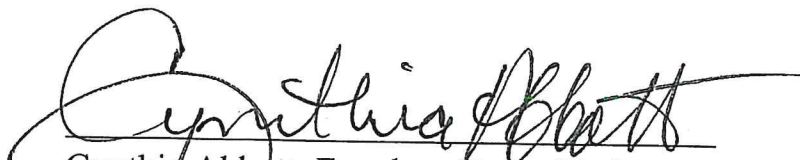
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 3 as Lot 30-1 & 30-2. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Donald K. Hager
176 Greeley Road
Freedom, Maine 04941

Dear Donald K. Hager:

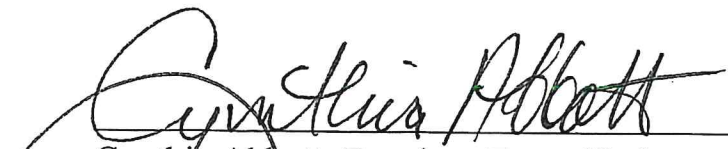
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 4 as Lot 2. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Halcyon Ridge LLC
200 Beaver Ridge Road
Freedom, Maine 04941

Dear Halcyon Ridge LLC:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 4 as Lot 19-2. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Berton Hustus
14 Monroe Highway
Brooks, Maine 04921

Dear Berton Hustus:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Deer Hill Road, and is depicted on Town Tax Map 06 as Lot 9-2. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Thomas & Christina Keating
PO Box 2426
Aquebogue, NY 11931

Dear Thomas & Christina Keating:

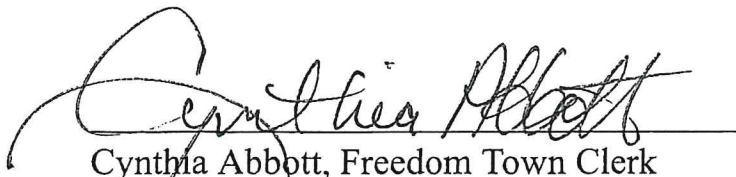
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at off Deer Hill Road/ Sibley Road, and is depicted on Town Tax Map 06 as Lot 1-6. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Thomas Levesque
92 Hardwood Lane
Freedom, Maine 04941

Dear Thomas Levesque:

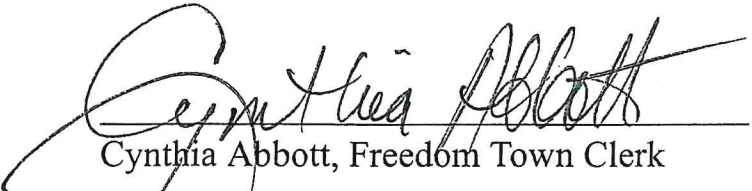
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 6 as Lot 8. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 12, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Clarence & Mara Littlefield
66 Deer Hill Road
Freedom, Maine 04941

Dear Clarence & Mara Littlefield:

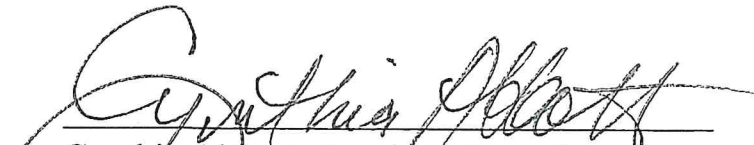
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at 66 Deer Hill Road, and is depicted on Town Tax Map 06 as Lot 14. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Geoff Maciolek
135 Deer Hill Road
Freedom, Maine 04941

Dear Geoff Maciolek:

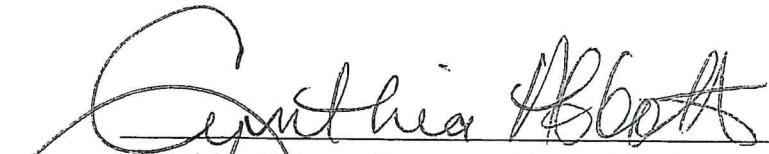
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at 135 Deer Hill Road, and is depicted on Town Tax Map 06 as Lot 9. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Mackenzie Mills & Joseph Merrifield
PO Box 236
Brooks, Maine 04921

Dear Mackenzie Mills & Joseph Merrifield:

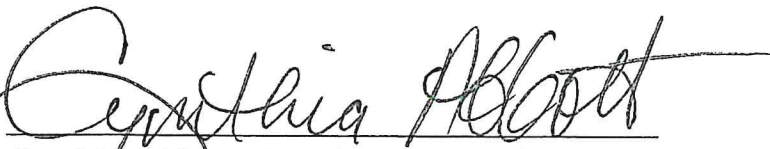
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 3 as Lot 24. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

David Pottle
PO Box 266
Benton Road
Albion, Maine 04910

Dear David Pottle:

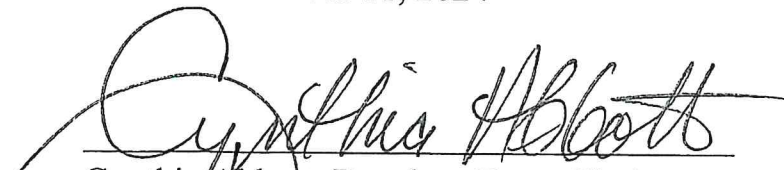
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 3 as Lot 29. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Price, Irrevocable Real Estate Trust
147 Clinton Ave
Winslow, Maine 04901

Dear Price, Irrevocable Real Estate Trust:

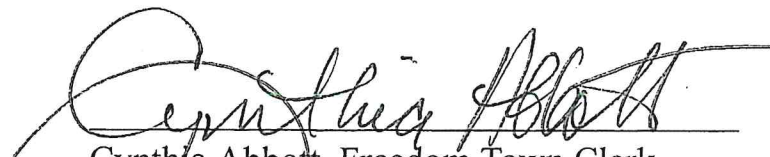
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Back Sibley Road/Beaver Ridge Road, and is depicted on Town Tax Map 06 as Lot 1-1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024



Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Theodore Reynolds
244 Bryant Road
Unity, Maine 04988

Dear Theodore Reynolds:

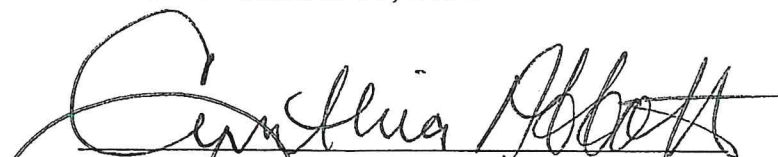
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your property's access is adjacent to Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 03 as Lot 31. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Jason & Erin Wade
1675 N Palermo Road
Palermo, Maine 04354

Dear Jason & Erin Wade:

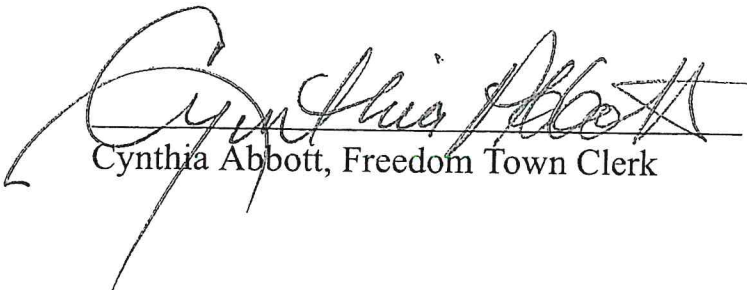
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road, and is depicted on Town Tax Map 06 as Lot 1-5. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 10, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Jason Wade & Erin Bennett-Wade
1675 N Palermo Road
Palermo, Maine 04354

Dear Jason Wade & Erin Bennett-Wade:

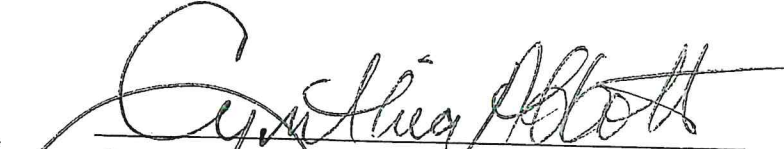
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 5 as Lot 12. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 12, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Sandra Ward % Sarah Semple
8 Ward Drive
Bucksport, Maine 04416

Dear Sandra Ward % Sarah Semple:

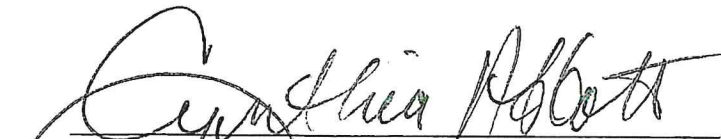
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 4 as Lot 1-1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Sandra Ward % Sarah Semple
8 Ward Drive
Bucksport, Maine 04416

Dear Sandra Ward % Sarah Semple:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 3 as Lot 25. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Mark & Jodi Whitaker
160 N Palermo Road
Freedom, Maine 04941

Dear Mark & Jodi Whitaker:

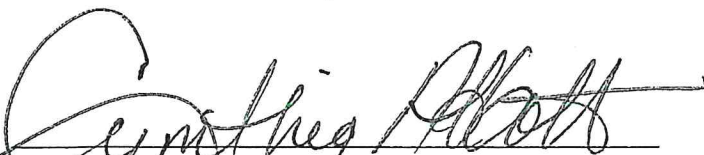
This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 5 as Lot 12-1. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 12, 2024


Cynthia Abbott, Freedom Town Clerk



Town of Freedom
71 Pleasant Street
Freedom, Maine 04941
(207)382-6177

Greg Warren
110 Beaver Ridge Road
Freedom, Maine 04941

Dear Greg Warren:

This letter is sent to you as an abutter to the Beaver Ridge Road or the Deer Hill Road. The Town records identify that your abutting property is located at Beaver Ridge Road/Deer Hill Road, and is depicted on Town Tax Map 3 as Lot 27. Attached you will find a Notice of Hearing to be conducted by the Municipal Officers on:

1st meeting - January 28, 2025 for last names starting with A to L

2nd meeting - February 4th, 2025 for last names starting with M to Z

both meeting at 6 pm, at the Freedom Town Office located at 71 Pleasant Street, Freedom, Maine, as described in the attached Notice.

Date - December 11, 2024


Cynthia Abbott, Freedom Town Clerk