

Arundel Planning Board Agenda
Regular Meeting
July 14, 2016 7:00 pm
Fire Station Meeting Room 468 Limerick Road

Call to Order

I. Approval of Agenda

II. Approval of Minutes: *Minutes of June 9, 2016 and June 23, 2016*

III. Pending Business

- Item 1:** **Motorland: Conditional Use Application:** Proposal to construct a 60 foot x 210 foot metal multi-purpose building, relocate existing septic system associated paved access for motor vehicle storage at the existing *Motorland Showroom & Service Center* at 2564 Portland Road, Tax Map 2, Lot 1, in the BI district. *Motorland LLC* is the owner and applicant, and Paul Gadbois PE is the applicant's agent.
- Item 2:** **Atlantic Mini Storage: Plenary Site Plan Review-Determination of Completeness:** Proposal to construct an additional 42,000 square feet of storage space in six buildings located on 7.6 acre parcel Tax Map 34 Lot 3C and a 4.0 acre portion of the existing parcel Tax Map 34, Lot 3B at 1448 Portland Road in the DB-2 district. JTF Corporation is the owner and applicant and Kenneth Wood of Attar Engineering is the applicant's agent.

VI. New Business:

- Item 1:** **Cape Arundel Cottage Preserve: Revision to Major Subdivision Approval/Conditional Use Permit;** Request to replace the approved Caretaker Residence and two designated maintenance/storage buildings in Phase 1-B with four (4) additional cottage units increasing the total project units from 259 to 263 on a 294.3 acre parcel Tax Map 15 Lot 13 in the BI and Shoreland districts. Arundel Kennebunkport Cottage Preserve LLC is the owner/ applicant and Rick Licht of Licht Environmental Design is the applicant's agent.
- Item 2:** **Champagne Energy Parking Lot: Amendment to Site Plan Permit:** Proposal to implement a landscape restoration plan to replace an approved natural buffer along Old Post Road removed during the construction of a 41,000 square foot parking lot associated with the fuel storage and distribution facility on a 6.36 acre parcel located at 833 Old Post Road, Map 1 Lot 1A-1E in the BI district. Champagne's Energy is the owner applicant.
- Item 3:** **Lovejoy Subdivision: Preliminary Major Subdivision Review:** Proposal to develop three single family residential lots on a 1,100 foot long private way in a 5.31 acre parcel located at 295 Limerick Road, Tax Map 28 Lot 6 in the R1 district. Owner and applicant is Peter Lovejoy and Paul Gadbois, PE is the applicant's agent.
- Item 4:** **Cape Arundel Cottage Preserve: Amendment to Major Subdivision Approval/Conditional Use Permit-**Request to permit individually-owned storage sheds to be sited adjacent to cottages on a 294.3 acre parcel Tax Map 15 Lot 13 in the BI and Shoreland districts. Arundel Kennebunkport Cottage Preserve LLC is the owner/ applicant and Rick Licht of Licht Environmental Design is the applicant's agent.

VII. Planner's Report

Adjourn

--Richard Ganong, Chair