

# Arundel Planning Board Agenda

## Regular Meeting

February 14, 2019 7:00 pm

M.L. Day Elementary School Library

600 Limerick Road

## Call to Order

### I. APPROVAL OF AGENDA

### II. APPROVAL OF MINUTES: *January 24, 2019*

### III. CITIZEN COMMENT

### IV. PENDING APPLICATIONS

- Item 1: Ledgewood Meadows Subdivision: *Expiration of Subdivision Approval:*** Determination that the *Ledgewood Meadows Subdivision*, located at 14 Ledge Cliff Drive, Tax Map 4, Lots 24 and 25B, in the AR district has failed to substantially complete all approved improvements within the time period specified by the Major Subdivision permit and Section 8.3.F of the Arundel Subdivision Regulations. Under section 8.3.F, the Board shall notify the York County Registry of Deeds that the *Ledgewood Meadows Subdivision* is null and void and shall be removed from County deed and map references. Phillip Labbe is the owner and permit holder.
- Item 2: Raptor Falls: *Plenary Site Plan Review*** Proposal to construct an 18-hole miniature golf course with a dinosaur theme complete with range building, and associated off-site parking on a 8-acre site (formally Fritz's Tire) located at 1912 Portland Road, Tax Map 15 Lot 12 in the DB-1 district. Clifford Gajtkowski and Bree Duffy-King are the owners and applicants.
- Item 3: Rontu's Run Dog Daycare: *Major Conditional Use Application:*** Proposal to establish a Pet Day Care Center in an existing Riding Stable located at 496 Limerick Road, Tax Map 27 Lot 2, in the R1 District. Kristin Woodward is the owner and applicant.
- Item 4: KKWWD District Water Storage Tank: *Major Conditional Use Permit:*** Proposed construction of a 70-foot high one (1) million gallon water tank on a 13.34-acre parcel, Tax Map 15, Lot 8a in the BI District and accessed by a 15-foot wide access road at 2104 Portland Road, Tax Map 15, Lot 14, in the BI District. Kennebunk, Kennebunkport, and Wells Water District is the owner of Tax Map 15, Lot 8 and the applicant, and Jamie Paschal, District Engineer is the applicant's agent. The owner of Tax Map 15, Lot 14 is Elizabeth Buzzell.

### VI. NEW APPLICATIONS

- Item 1: Arundel Farm Stand: *Site Plan Pre-Application:*** Proposal to construct a 1,020 sf Farm Retail building, serviced by a 480 foot log commercial driveway with two parking areas containing 20 parking spaces on a 2.02 acre parcel located on Portland Road Tax Map 36, Lot 13 in the DB-1 district. Peter Faulkner, Trustee is the owner and Ed and Sara LaBlank are the applicants.
- Item 2: Oak Ridge Terrace; *Major Subdivision Pre-application-*** Proposal to develop a 14 lot subdivision on a 66.9 acre parcel identified as Tax Map 17, Lot 15A, at the intersection of North Skillings Road and Limerick Road in the R2 and Shoreland Zones. Walter Woods is the property owner and Jason Vafiades is the applicant of record.

**VII. OTHER BUSINESS**

**Adjourn**

*--Rich Ganong, Chair*