

**Arundel Planning Board Agenda**  
Public Hearing and Meeting Meeting  
Proposed Amendments to the Land Use Ordinance  
April 9, 2020 7:00 pm

**Remote Meeting using Zoom Meeting ID 987-329-440 Password 493324**

You can download a free copy of the Zoom Program at [www.zoom.us](http://www.zoom.us) . Load program, ask to join a meeting and input Meeting # above and password above when prompted.

## Call to Order

### I. APPROVAL OF AGENDA

### II: PUBLIC HEARINGS OF AMENDMENTS TO THE LAND USE ORDINANCE

- Item 1: Amend LUO § 1.8.2.c Citizen Petition Procedures to Amend the Land Use Ordinance:** To require Town Attorney review of proposed Ordinance language and Town Clerk issuance of petition forms with the proposed Ordinance change.
- Item 2: Amend LUO § 3.2 Definitions to include:**
- Addition of Automobile and Water Craft definition
  - Amend Separate definition of Arterial Streets and Collector Streets
  - Add definition of Livery Operations
  - Amend Definition of Medical Marijuana Caregiver Production Facility
  - Add Town Assessor to the membership of the Staff Review Committee
  - Add automobile and watercraft to the list of exclusions in the Retail definition due to their inclusion in a separate definition
- Item 3: Add LUO § 5.5.5 Private Ways:** Requiring the Access Strip to serve as the principle driveway location for an Estate Lot. A Special Exception provision is included for unique circumstances.
- Item 4: Amend LUO§ 6.6.2 Conditional Uses in the Business, Office Park, and Industrial District (BI) by adding the following and renumber the section:**  
12. Livery Operations
- Item 5: Amend LUO § 6.9.3 Space and Bulk Requirements for the Townhouse Corner District:** To increase the density of multi-family units on a lot serviced by either water or sewer from the current 1 unit per 20,000 square feet NDD to 1 unit per 10,000 square feet NDD.
- Item 6: Amend LUO § 6.5.2.12 Medical Marijuana Caregiver Production Facility:** Proposed revisions to conform to changes in Maine Revised Statutes and to change setback requirements.
- Item 7: Amendments to LUO § 8.0 Shoreland Zoning :**
- Add LUO § 8.6.2.5 establishing criteria for setback reductions in Shoreland Overlay Wetlands
  - Amend LUO § 8.6.1.4. Space & Bulk Requirements for the Resource Protection District limiting shore frontage requirements only to Brimstone Pond and the Kennebunk River and to eliminate Commercial Use frontages
  - Amend LUO § 8.6.2.4. Space & Bulk Requirements for the Shoreland Overlay District limiting shore frontage requirements only to Brimstone Pond and the Kennebunk River and to eliminate Commercial Use frontages
  - Amend LUO § 8.6.3.4. Space & Bulk Requirements for the Stream Protection District limiting shore frontage requirements only to Brimstone Pond and the Kennebunk River and to eliminate Commercial Use frontages

### **III. REFERRAL TO SELECTMEN OF AMENDMENTS TO THE LAND USE ORDINANCE**

**Item 1: Amend LUO § 1.8.2.c Citizen Petition Procedures to Amend the Land Use Ordinance**

**Item 2: Amend LUO § 3.2 Definitions:**

- Addition of Automobile and Water Craft definition
- Amend Separate definition of Arterial Streets and Collector Streets
- Add definition of Livery Operations
- Amend Definition of Medical Marijuana Caregiver Production Facility
- Add Town Assessor to the membership of the Staff Review Committee
- Amend Retail definition

**Item 3: Add LUO § 5.5.5 Private Ways**

**Item 4: Add Livery Operations as a Conditional Use to LUO§ 6.6.2 BI District**

**Item 5: Amend LUO § 6.9.3 Space and Bulk Requirements for the Townhouse Corner District:** To increase the density of multi-family units on a lot serviced by either water or sewer from the current 1 unit per 20,000 square feet NDD to 1 unit per 10,000 square feet NDD.

**Item 6: Amend LUO § 6.5.2.12 Medical Marijuana Caregiver Production Facility:** Proposed revisions to conform to changes in Maine Revised Statutes and to change setback requirements.

**Item 7: Amendments to LUO § 8.0 Shoreland Zoning :**

- Add LUO § 8.6.2.5 establishing criteria for setback reductions in Shoreland Overlay Wetlands
- Amend LUO § 8.6.1.4 Space & Bulk Requirements for the Resource Protection District limiting shore frontage requirements only to Brimstone Pond and the Kennebunk River and to eliminate Commercial Use frontages
- Amend LUO § 8.6.2.4. Space & Bulk Requirements for the Shoreland Overlay District limiting shore frontage requirements only to Brimstone Pond and the Kennebunk River and to eliminate Commercial Use frontages
- Amend LUO § 8.6.3.4. Space & Bulk Requirements for the Stream Protection District limiting shore frontage requirements only to Brimstone Pond and the Kennebunk River and to eliminate Commercial Use frontages

### **IV. OTHER BUSINESS**

**Adjourn**

*--Rich Ganong, Chair*