

# Arundel Planning Board Meeting Agenda

June 11, 2020 7:00 pm

M.L. Day Library 600 Limerick Road

## Call to Order

### I. APPROVAL OF AGENDA

### II. APPROVAL OF MINUTES- *May 28 2020*

### III PUBLIC COMMENT

### IV. PUBLIC HEARINGS

- Item 1 Land Use Ordinance Amendment:** Deletion of LUO section 1.8.3.2.1.c and 1.8.2.1.d (1) Citizen Petition for Amendment to the Land Use Ordinance
  
- Item 2 Arundel Children's Garden: Major Conditional Use Application- Determination of Completeness:** Proposal to operate a 24 child, 4 staff Day Care Center in a 2,460 square foot existing building, known as The Grange, with associated parking and an existing 4-unit apartment complex on a 2.53 acre parcel, Tax Map 39, Lot 15 , located at 34 Arundel Road in the Townhouse Corner District. Arundel Grange LLC is the owner/applicant and Robert Metcalf of Mitchell & Associates is the applicant's agent
  
- Item 3 Weirs Buick GMC Service Expansion: Plenary Site Plan Application-Determination of Completeness:** Proposal to construct a 2,9041 square foot expansion on the north side of the existing showroom, amend the current parking layout, and relocate site lighting for an existing vehicle sales and service facility located 1513 Portland Road, Tax Map 33 Lot 2 in the DB-1 and DB-2 districts. Weirs Motor Sales Inc is the owner and the applicant.

### IV. PENDING APPLICATIONS

- Item 1 Land Use Ordinance Amendment:** Deletion of LUO section 1.8.3.2.1.c and 1.8.2.1.d (1) Citizen Petition for Amendment to the Land Use Ordinance
  
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- Item 4 35 DMR Drive: Plenary Site Plan Review-Determination of Completeness:** Proposal to construct a 4,251-sf metal building complimenting an existing 3,440 sf commercial building on a 2.83-acre site located at 35 DMR Drive, Tax Map 1 Lot 1D in the BI district. Gary Martin is the owner and applicant and Amy Mc Nally, Esq. is the applicant's agent.

- Item 5 Raymond Acres- Subdivision Amendment:** Proposed amendment to alter the approved property line between Lots 5-03 and 5-03A on Tax Map 30 as well as reduction in the 75-foot Shoreland Stream Protection setback from Goff Mill Brook tributary on Tax Map 30 Lot 5-03A off of Black Dog Road in the R2 and SP Districts. Nickolas Raymond is the owner/applicant and Amy McNally is the applicant's agent.

## V. NEW APPLICATIONS

- Item 1: Monique & Paul Robitaille: Subdivision Pre-Application:** Proposal to subdivide an existing combined residential and commercial facility into three residential units with associated parking and driveway on a 4.4-acre parcel, Tax Map 17 Lot 14, located at 757 Limerick Road in the R-1 District. Monique and Paul Robitaille are the owners and applicants.
- Item 2 Wellness Center: Plenary Site Plan Review-Determination Completeness:** Proposal to expand an existing parking lot serving two commercial structures by approximately 5,100+/- square feet at 1009 and 1005 Portland Road on a 4.18-acre parcel, Tax Map 43 Lots 52 and 52A, in the DB-1 and the RP Districts. Elizabeth Boucher is the owner and applicant.

## VI. LAND USE ORDINANCE AMENDMENTS

- Item 1: Discussion:** Proposal to reduce rear setback requirements for moveable structures of less than 100 sf in area to 25 feet in all residential districts.
- Item 2 Discussion:** Proposal to establish uniform construction and dimensional standards for commercial driveways in LUO section 5.2.

## VI. OTHER BUSINESS

**Adjourn**

--Rich Ganong, Chair

## Participation Instructions

To provide for the safety of our citizens and applicants, this meeting will be conducted employing Phase 2 reopening procedures as mandated by the Governor. All participants shall wear masks and shall maintain a distance of 6 feet in all directions from all other participants. Instructions on entering the Library to be heard shall be posted on the ML Day Front door. Please observe all instructions for your safety as well as all other participants.