

## Arundel Planning Board

### Draft Site Walk Minutes

Thursday May 12, 2016 6:00 pm

Motorland Inc 967 Alfred Road

Planning Board Attendees: Jamie Lowery, Roger Morin, Tom McGinn and Marty Cain (6:20 PM)

Public Attendees: Tim Stentiford, Motorland LLC; Paul Gadbois, PE, Don Farvey, General Contractor.

**Call to Order:** The site walk was called to order at 6:20 PM by Mr. McGinn.

#### I. Public Site Walk

**Item 1:** **Motorland : Conditional Use Application:** Proposal to construct a 60 foot x 210 foot metal storage 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.

Mr. Gadbois provided an overview of the project. The Board performed the following reviews:

1. Examined the new building location and its frontage on Rte 1.
2. Examined the location of the proposed detention basin. Mr. Gadbois reduced the width in order to provide the required landscape buffer strip.
3. Walked to the back corner of the site and the west end of the proposed building and discussed the pros and cons of relocating the existing ditch/stream and removing the existing culvert.
4. Discussed that the existing fence along the southern boundary of the property could be removed from the front property line to the first post at the eastern edge of the parking lot to improve visibility.

**Adjourn :** The meeting was adjourned at 6:45 PM.

Respectfully submitted,

Jamie Lowery  
Arundel Planning Board, Secretary