

# **Town of Gorham**

## **Planning Board Minutes**

### **January 18, 2018**

**Members Present:** Wayne Flynn (Chairman), Michael Waddell (Alt Ex-Officio), Paul Robitaille, Earl McGillicuddy, Dennis Arguin and Dan Buteau

**Members Excused:** Barney Valliere, Patrick LeFebvre and Reuben Rajala

**Members of the Public Present:** Abby Evankow

**Appointments:** Chairman Flynn appointed Mike Waddell to replace Patrick LeFebvre and Earl McGillicuddy to replace Barney Valliere as full voting members

**Call to order:** The meeting was called to order at 7:00 by Chairman Flynn

**Minutes of November 9, 2017** - On a motion from Paul Robitaille with a second from Dan Buteau, the board voted to approve the minutes as presented with Earl McGillicuddy and Dennis Arguin abstaining.

**Master Plan Update** – The board met with Tara Bamford for an update on the Master Plan Surveys that were sent to all property owners and registered voters in Gorham (1815 surveys). The surveys provided the option to complete them online or return them via mail. The response rate was about 20% (299 Residents & 59 nonresidents). A large number of the respondents (156) indicated that one of the things they liked best about Gorham was its small town feel and its atmosphere. Others (95) also indicated that they liked the town services. Some even giving examples involving Police Department, Highway Dept and the courteous Town staff. Most respondents wanted to see more development in Gorham with the largest number indicating they would like to see more retail/wholesale and tourism and would prefer to see that development on the Berlin-Gorham Road and downtown. More than 80% of the respondents felt the Town should take a more active role in finding businesses for the vacant buildings in the downtown and more specifically a grocery store. A large number of respondents indicated they would support the use of local funds for improvement of sidewalks and other pedestrian connections to make the community more walkable and a large number felt the Town should actively maintain the existing flood control berms to protect properties near the town's major waterways. Areas that people wanted to see preserved were the Gorham hardware building and the Chapel Arts building. The next steps are to complete the report and hold a public presentation of the data collected. In FY 2018 the board will need to consider adding money to the budget to update the Master Plan document, review land use plan and develop some zoning recommendations and update the implementation section using the survey results. A public presentation will be held February 22, 2018. There was discussion about how much the board should ask for in the 2018 appropriation to complete the Master Plan process. The secretary will talk to TM Frost.

**New Business** – Two Minor Lot Line Adjustment applications were received, The board will meet on February 15, 2018 for these.

**Old Business** – None

**Code Enforcement** – None

**Public Comment** – None

**Next Meeting** – The scheduled its next meeting for February 15, 2018 at 6:30 pm

**Adjournment:** On a motion from Dan Buteau with a second from Dennis Arguin, the board voted to adjourn at 8:20 pm.

Respectfully submitted,



Michelle M. Lutz  
January 19, 2018

APPROVED FEBRUARY 15, 2018