

# Town of Gorham

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## GORHAM PLANNING BOARD November 6, 2006

The Gorham Planning Board will hold a regular meeting on Monday, November 6, 2006, at 7:00PM in the Gorham High School Auditorium, 41 Morrill Avenue, Gorham, Maine. [NOTE: A Workshop Meeting beginning at 6:30 p.m. will precede the regular meeting.]

### AGENDA ITEMS

1. **APPROVAL OF THE SEPTEMBER 11, 2006, & OCTOBER 2, 2006, MINUTES**
2. **COMMITTEE REPORTS**
  - A. **PRIVATE WAY COMMITTEE**
  - B. **ORDINANCE COMMITTEE**
  - C. **SIGN ORDINANCE COMMITTEE**
3. **CONSENT AGENDA**
  - A. **STREET ACCEPTANCE REPORT – “MOUNTVIEW DRIVE” in NONESUCH FARMS SUBDIVISION – off BURNHAM ROAD - by RISBARA BROS. CONSTRUCTION CO., INC.**  
Request for street acceptance by Risbara Bros. Zoned R; M1/L14.001-.014.
  - B. **STREET ACCEPTANCE REPORT – “BROOKDALE DRIVE” in BROOKDALE SUBDIVISION – off COUNTY ROAD - by RONALD BERUBE BUILDERS**  
Request for street acceptance by Ronald Berube Builders. Zoned R-SZ; M4/L6.401-.4004.
  - C. **STREET ACCEPTANCE REPORT - “JORDAN DRIVE” in JORDAN MEADOWS SUBDIVISION – off 59 WOOD ROAD - by RALPH VANCE LAND DEVELOPMENT**  
Request for street acceptance by Ralph Vance Land Development. Zoned R; M54/L16.301-.312.
4. **SITE PLAN – “BEVERAGE DISTRIBUTION FACILITY” - off 615 MAIN STREET by NAPPI DISTRIBUTORS PUBLIC HEARING - tabled from 09/11/06**  
Request for approval of a 155,000 sq. ft. warehouse and administration facility on 25+/- acres. Zoned I; M32/L13.
5. **SITE PLAN – “SUBWAY SHOP/GORHAM” – off 109 MAIN STREET – by SUB BUILDERS, INC. PUBLIC HEARING – tabled from 09/11/06**  
Request for plan approval of a 1,653 sq. ft. restaurant with 12 parking spaces on .24 acres. Zoned UC; M102/L153
6. **FINAL SUBDIVISION PLAN & SITE PLAN & SITE PLAN AMENDMENT – off 74 COUNTY ROAD – by HANS C. HANSEN, INC. 3 PUBLIC HEARINGS – tabled from 09/11/06 Zoned R/SR; M3/L22:**
  - A. **“STARGAZER” SUBDIVISION / “BLUE LEDGE ROAD” -**  
Request for final plan approval of a 7-lot condominium subdivision encompassing 6 residential lots and 4 commercial units with an existing agricultural business, a proposed daycare facility and 2 areas reserved for future development on 23.8 acres on the site of the existing Hansen’s Farm Market.
  - B. **“GROWING YEARS DAYCARE” SITE PLAN –**  
Request for final site plan approval of a proposed daycare facility.
  - C. **“HANSEN’S FARM MARKET” SITE PLAN AMENDMENT -** Request for approval of a site plan amendment for Hansen’s Farm Market.
7. **FINAL SUBDIVISION PLAN - “PYAEVNA MEADOWS” / “SHANA LANE” & “TIA TRAIL” - off DINGLEY SPRING ROAD / FORT HILL ROAD -by BLACKWOOD ESTATES, LLC [Adam Mack, member]**  
Request for a final approval of a 31-lot subdivision with two roads on 90+/- acres. Zoned R; M81/L27.001.
8. **FINAL SUBDIVISION PLAN – “DOUGLAS KNOLL” / “MARYANN DRIVE” – off WATERHOUSE ROAD & SOUTH STREET – by DESIGN DWELLINGS, INC. -** Request for final approval of an 18-lot subdivision with one 1,050’ road on 29.9 acres on land of Douglas. Zoned R; M22/L4.
9. **PRIVATE WAY PLAN – “ASLANS WAY” – off 464 LIBBY AVENUE – by JOEL P. LLOYD & CASSANDRA L. IRISH LLOYD -** Request for approval of a proposed 330’ private way to serve 3 lots in a family division on land of Irish. Zoned SR-SZ; Tax Map 50/Lot 11.
10. **PRIVATE WAY PLAN – “SKYLINE DRIVE” – off 29 HARDING ROAD – by DURWARD B. WORSTER -** Request for approval of a proposed 500’ private way to serve 1 lot on land of Cousins. Zoned SR: M35/L12.002.
11. **SCHEDULE OPTIONAL MEETING**
12. **ADJOURNMENT**

*Please inform us in advance of any special requirements you may have due to a disability.*