

**Town of Gorham**

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**GORHAM PLANNING BOARD  
May 7, 2007**

The Gorham Planning Board will hold a regular meeting on Monday, May 7, 2007, at 7:00 p.m. in the new Council Chambers at the **Gorham Municipal Center, 75 South Street**, Gorham, Maine. Please note the new meeting location. Parking and access to the new Municipal Center [formerly Shaw Middle School] is located off Ball Park Road

**AGENDA ITEMS**

**1. APPROVAL OF THE APRIL 2, 2007, MINUTES**

**2. COMMITTEE REPORTS**

**Ordinance Review Committee  
Sign Ordinance Sub-Committee  
Private Way Sub-Committee**

**3. ZONING MAP AMENDMENT – 359A MOSHER ROAD - by NORMAN K. RICHARDSON  
PUBLIC HEARING**

Proposed amendments to the Land Use and Development Code, Chapter I, Zoning, Section VII Suburban Residential District, Subsection E. Performance Standards, 2., Rural Entrepreneurial Uses to allow outside non-residential entrepreneurial activities, subject to Planning Board review and approval.

**4. ZONING MAP AMENDMENT – ROUTE 25/MAIN STREET – by GRONDIN PROPERTIES, LLC,  
KENNETH GRONDIN, MEMBER PUBLIC HEARING**

Proposed amendment to the Official Zoning Map to rezone land along Route 25 between the Westbrook Town Line and Crockett Interiors in the Grondin Commercial Subdivision, from Industrial to Roadside Commercial. Map 12 / Lots 26.007 & 26.008.

**5. SITE PLAN – “K.L. JACK INDUSTRIAL FASTENERS” - 11 JENNA DRIVE – by K.L. JACK &  
CO., INC. PUBLIC HEARING**

Request for approval of a site plan for a 14,400 sq. ft. office and warehouse facility in the New Portland Parkway subdivision on land of JIF Management of Maine, LLC. Zoned Industrial & Black Brook and Brackett Road Special Protection Overlay District; M29/L2.002.

**6. SUBDIVISION AMENDMENT - NEW PORTLAND PARKWAY INDUSTRIAL SUBDIVISION –  
NEW PORTLAND RD & LIBBY AVE -TAX MAP 29/LOT 2**

Request to amend Lot 2's impervious area, septic field location, and wetland impacts along with adding a 10' by 10' drainage easement to Lot 3. Zoned Industrial & Black Brook and Brackett Road Special Protection Overlay District; M29/L2

**7. SUBDIVISION AMENDMENT – HARDING BRIDGE FARMS SUBDIVISION PHASE I & II –  
HARDING BRIDGE ROAD - TAX MAP 50/LOT 24**

Request to amend Plan Note 16 to allow development of a 2 unit condominium / duplex on Lot 24. Zoned Suburban Residential District; M50/L24.

**8. PRELIMINARY SUBDIVISION – OLDE CANAL BUSINESS PARK - off ROUTE 237/MOSHER  
ROAD - by GRONDIN PROPERTIES, LLC [KENNETH & PHILIP GRONDIN, JR., MEMBERS]**

Request for preliminary plan approval of a proposed 9-lot commercial/industrial subdivision on 56+/- acres on land of Rines. Zoned Industrial; Tax Map 34/Lot 3

**9 SCHEDULE OPTIONAL MEETING IF NEEDED**

**10. ADJOURNMENT**

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

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