



Town of Gorham Planning Department

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GORHAM PLANNING BOARD MEETING

February 2, 2015 - 7:00 P.M.

The Gorham Planning Board will hold a regular meeting on Monday, February 2, 2015 at 7:00 p.m. in the Burleigh H. Loveitt Council Chambers at the Gorham Municipal Center, 75 South Street, Gorham, Maine.

AGENDA

APPROVAL OF THE JANUARY 5, 2015 MINUTES

COMMITTEE REPORTS

- A. Ordinance Review Committee
- B. Streets and Ways Sub-Committee

CHAIRMAN'S REPORT

ADMINISTRATIVE REVIEW REPORT

ITEM 1: PUBLIC HEARING (continued from September 8, 2014)

Site Plan Review: The Town of Gorham is requesting approval of proposed recreational improvements for the Chick Property Athletic Fields to construct a new 90 foot diamond baseball field and associated parking along with multi-purpose playing fields, basketball courts and reconfiguration of the existing ice skating area on approximately 9.63 acres of land area and 1.51 acres of new impervious area. The property is located at 270 Main Street next to the Public Safety Building and Chick Drive on Map 26 Lot 4 in the Urban Residential-Office Residential (UR-OR) zoning districts. The applicant's agent is Owens McCullough, P.E., of Sebago Technics.

ITEM 2: PUBLIC HEARING (continued from December 15, 2014)

Site Plan / Subdivision Amendment: Ridgewood II Senior Apartments - Avesta School Street, L.P. is requesting approval to condominiumize and construct a 3 story building at 99 School Street to provide 24 elderly housing apartments with associated parking. The property is located on M101 Lot 18-19 in the Urban Residential (UR) zoning district. The applicant's agent is Daniel Diffin, P.E., of Sevee & Maher Engineers, Inc.

ITEM 3: PUBLIC HEARING (continued from December 15, 2014)

Site Plan / Subdivision Amendment: Simona Shores – Jarod Robie is requesting re-approval of the original Simona Shores condo project with a reduction in street length, location shift for all condo units, and low pressure sewer system for lower 8 condo units. The property is located at 697 Gray Road on Map 110 Lots 29.301-29.312 in the Urban Residential (UR) zoning district. The applicant's agent is Lee Allen, P.E., of Northeast Civil Solutions, Inc.

ITEM 4: PUBLIC HEARING

Site Plan / Subdivision Amendment Review: Kasprzak Landholdings & Homes, Inc. is requesting approval of a 2nd Subdivision and Site Plan amendment to the Woods Edge Condominiums at Ridgfield Condominiums. The property is located off School Street on Map 46 Lot 11.2 in a Contract Zone (CZ) zoning district. The applicant's agent is Owens McCullough, P.E., of Sebago Technics.

ITEM 5: PRELIMINARY SUBDIVISION REVIEW:
Laura Lane Subdivision: Bauer & Gilman Construction, LLC is requesting approval of an 11-lot clustered subdivision on 17 acres with a 950' paved private way. The property is located at 100 Shaws Mill Road on Map 80 Lot 31 in the Suburban Residential-Manufactured Housing (SR-MH) zoning district. The applicant's agent is Tom Farmer, L.A., of Wright-Pierce.

OTHER BUSINESS

ANNOUNCEMENTS

ADJOURNMENT