

**Old Orchard Beach Planning Board Regular Meeting
Town Hall Council Chambers
One Portland Avenue
Thursday, June 9, 2011 @ 7:00 p.m.**

ITEM 1: Conditional Use: Approval of Findings of Fact Appeal from restrictions on non-conforming uses: Requesting permission to increase the number of rental rooms from 6 to 9 within the existing structure at 47 East Grand Avenue, MBL 305-4-4 in the BRD District. Owner is William & Lesa Watson.

ITEM 2: Public Hearing: Preliminary Plan: Major Subdivision, Site Plan & Conditional Use: Proposal to demolish 53 overnight cabins and replace with 53 seasonal dwelling units at 180 Saco Avenue, MBL 208-1-1, in the GB-1 & R4 Zones. Agent is BH2M, Bill Thompson.

ITEM 3: Public Hearing & Possible Approval: Conditional Use and Waiver of number of Parking Spaces: Proposal to convert current shop/warehouse to hotel units at 30 Washington Ave, MBL 308-1-1 in the NC-3 Zone. Owner LaBoca Corp.

ITEM 4: Public Hearing: Amendments to the following sections of the zoning ordinance: Chapter 78, Article I, Section 78-1, Article II, Section 78-34, 78-38, 78-68, 78-70, 78-94, 78-95, Article III, Section 78-142, Article IV, Section 78-212, 78-213, Article V, Section 78-246, 78-276, 78-302, 78-353, 78-354, 78-355, 78-376, 78-396, 78-397, 78-426, 78-427, 78-428, 78-429, Article VI, Section 78-686, Article VII, Section 78-1268, Article VIII, Section 78-1625, 78-1627, 78-1629, 78-1631.

ITEM 5: Plenary Site Plan Review Determination of Completeness: Set a Public Hearing Date: Reconstruction of the clubhouse formally known as the Old Spruce Lodge within the footprint of the existing structure, Wild Acres Resort, 179 Saco Avenue, MBL 208-3-2/315-3-1, in the Campground Overlay district. Agent: Lewis Chamberlain, Attar Engineering, Inc.

ITEM 6: Conditional Use: Determination of Completeness; Set Public Hearing Date: The addition of 20 feet to the existing radio antennae at The Town of Old Orchard Beach Fire Department at 136 Saco Avenue, MBL 207-3-8 in the GB-1 zone.

**GOOD & WELFARE
ADJOURNMENT**
Chair, Win Winch