

# OLD ORCHARD BEACH PLANNING BOARD

September 5, 2013

## **SITE WALKS (On-Site)**

### **ITEM 1 – 5:15 PM**

Proposal: Zoning District Amendment: Expand the Campground Overlay District over a single parcel zoned GB-1

Owner: RBD Inc.

Location: 17 Ocean Park Rd., MBL: 210-10-4 (OOB Campground)

### **ITEM 2 – 5:30 PM**

Proposal: Conditional Use, Site Plan, Subdivision Amendment: Revise buildings 3 and 5 from professional office space to Over-55 residential condominiums containing 6 units each (12 units total).

Owner: CHA Builders, LLC.

Location: Emerson Cummings Boulevard and McCallum Drive (Cider Hill), MBL: 107-3-1

### **ITEM 3 – 5:45 PM**

Proposal: Zoning District Amendment: Expand the Campground Overlay District over a single parcel zoned R-1

Owner: Pacy LLC

Location: 9-11 St. John St., MBL: 206-26-7 (Ne're Beach Campground)

## **WORKSHOP (6:00 PM Council Chambers – Town Hall)**

CALL TO ORDER (6:00 PM)

APPROVAL OF MINUTES – 6/6/13, 8/8/13

### **ITEM 1**

Proposal: Conditional Use, Site Plan, Subdivision Amendments: Revise buildings 3 and 5 from professional office space to Over-55 residential condominiums containing 6 units each (12 units total).

Action: Public Hearing (To be held on 9/12/13), Site Walk Report, Rule on Amendments

Owner: CHA Builders, LLC.

Location: Emerson Cummings Boulevard and McCallum Drive (Cider Hill), MBL: 107-3-1

### **ITEM 2**

Proposal: Zoning District Amendment: Expand the Campground Overlay District over a single parcel zoned R-1

Action: Public Hearing (To be held on 9/12/13), Site Walk Report, Recommendation to Council

Owner: Pacy LLC

Location: 9-11 St. John St., MBL: 206-26-7 (Ne're Beach Campground)

### **ITEM 3**

Proposal: Zoning District Amendment: Expand the Campground Overlay District over a single parcel zoned GB-1

Action: Public Hearing (To be held on 9/12/13), Site Walk Report, Recommendation to Council

Owner: RBD Inc.

Location: 17 Ocean Park Rd., MBL: 210-10-4 (OOB Campground)

### **ITEM 4**

Proposal: 53 seasonal dwelling units: Change from seasonal use to year-round use

Action: Amendment to approved Findings of Fact (Conditional Use, Site Plan Review and Subdivision)

Owner: Bernie Saulnier

Location: 180 Saco Ave., MBL: 208-1-1, in the GB-1 & R4 Zone

### **ITEM 5**

Proposal: Subdivision Amendment: Adjust Lot #3 property line in Millbrook Estates

Action: Rule on Amendment

Owner: Mike & Linda Mailhot

Location: Linda's Way, MBL: 101-1-15-3

**ITEM 6**

Proposal: Site Plan Review, Shoreland Zoning: Remove and construct building, establish 3-unit lodging use  
Action: Determination of Completeness, Schedule Site Walk and Public Hearing  
Owner: Friendship Motor Inn, Inc.  
Location: 25 Puffin St., MBL: 302-6-9

**OTHER BUSINESS**

Sign Settler's Ridge Mylar

GOOD & WELFARE

ADJOURNMENT

EBER WEINSTEIN, CHAIRMAN