



Town of Gorham Planning Department

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GORHAM PLANNING BOARD MEETING

June 6, 2016

The Gorham Planning Board will hold a regular meeting on Monday, June 6, 2016 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 MAY 2, 2016 MINUTES

COMMITTEE REPORTS

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

CHAIRMAN'S REPORT

ADMINISTRATIVE REVIEW REPORT

CONSENT AGENDA: **Site Plan Review: 17 Laurence LLC** is requesting approval to add two commercial use buildings (8,970 sf & 8,190 sf) and associated parking at 17 Laurence Drive, Lot O of the Gorham Industrial Park. The property is located on Map 12 Lot 18.001 in the Industrial (I) zoning district. The applicant's agent is Shawn Frank, P.E., of Sebago Technics.
Gravel Pit Amendment: Shaw Brothers is requesting approval to split land out of the existing gravel pit lot and site plan approval to expand the aggregate handling area, stockyard and laydown areas. The properties are located at 351, 355, 359 and 363 Mosher Road on Map 31 Lots 9 through 15 and Map 34 Lots 9 and 15.001 in the Industrial (I) zoning district. The applicant's agent is Shawn Frank, P.E., of Sebago Technics.

ITEM 1: **PUBLIC HEARING (continued)**

Wireless Telecommunications Review: Portland Cellular Partnership d/b/a/Verizon Wireless (VzW) is requesting approval of a wireless telecommunication facility and equipment shelter. The property is located off New Portland Road on Map 29 Lot 11 in the Industrial (I) zoning district. The applicant's agent is Joshua Lanzetta, Esq., of McLane Middleton, Professional Associates.

ITEM 2: **PUBLIC HEARING**

Site Plan Amendment: Foreside Enterprises is requesting approval to construct an additional 5,200 square feet of one-story building addition for service equipment and supplies to the existing ServPro facility. The property is located at 9 Hutcherson Drive on Map 12 Lot 23.003 in the Industrial (I) zoning district. The applicant's agent is Shawn Frank, P.E., of Sebago Technics.

ITEM 3: **PUBLIC HEARING**

Site Plan Amendment: Shawn Moody is requesting approval of a building addition at 200 Narragansett Street. The property is located on Map 39 Lot 22 in the Narragansett Development District (NDD) zoning district. The applicant is representing himself as agent.

ITEM 4: PRIVATE WAY REVIEW

Freeman & Sharlene Richardson are requesting approval of a private way to service two new lots and the existing family home at 220 Burnham Road. The property is located on Map 1 Lot 1 in the Rural (R) & Manufactured Housing (MH) zoning districts. The applicants' agent is Tom Greer, P.E. of Pinkham & Greer.

ITEM 5: PRE-APPLICATION DISCUSSION

Site Plan: Sebago Brewing Company is requesting approval of a facility to accommodate a brewery, restaurant, event/function center, manufacturing, warehousing and corporate offices on a 4.45 acre portion of the ECO Maine Parcel on Route 25, Main Street. The property is located on Map 32 Lot 12 in the Industrial (I) zoning district. The applicant's agent is Andrew Morrell, P.E., of BH2M.

ITEM 6: DISCUSSION

Land Use & Development Code: Amendment to Chapter I to revise the requirements of Home Occupations.

ITEM 7: DISCUSSION

Land Use & Development Code: Amendment to Chapter I: Rural District-Permitted Uses & Performance Standards regarding Landscape Companies and Contractors' Yards.

OTHER BUSINESS

ANNOUNCEMENTS

ADJOURNMENT

<p>PLANNING BOARD RULES: Section III. A. 11. No agenda item will be taken up at a meeting after 10:00 p.m. The lateness rule may be waived by consent of the majority of Board members present.</p>
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