



GORHAM MUNICIPAL CENTER, 75 South Street, Gorham, ME 04038 Tel: 207-222-1620 / Fax: 207-839-7711

GORHAM PLANNING BOARD MEETING

March 5, 2018

RESULTS

APPROVAL OF THE FEBRUARY 8, 2018 MINUTES

APPROVED – 4 AYES (EDWARD ZELMANOW ABSTAINING AT NOT HAVING BEEN PRESENT AT THE MEETING; SCOTT FIRMIN AND SCOTT HERRICK ABSENT)

CONSENT AGENDA - Site Plan Amendment Review - Goodwill Industries of NNE – request for approval to add 27 parking spaces to the existing parking lot, on property located on Hutcherson Drive, Gorham Industrial Park on Map 12 Lot 17.005, Industrial zoning district.

APPROVED – 4 AYES (EDWARD ZELMANOW ABSTAINING; SCOTT FIRMIN AND SCOTT HERRICK ABSENT)

ITEM 1 Subdivision Amendment Review - PTG Investment Trust request for an amendment to the Garden Place Subdivision approval to rescind the previously approved plan for condominiums units and divide the property into 3 separate lots, on property located on Main Street and Garden Avenue, Map 109 Lot 1, Office Residential-Urban Residential zoning districts.

APPROVED WITH FINDINGS OF FACT AND CONDITIONS OF APPROVAL – 5 AYES (SCOTT FIRMIN AND SCOTT HERRICK ABSENT)

ITEM 2 Subdivision Amendment Review - Kasprzak Homes, Inc. request for approval of Pheasant Knoll, Phase IV- Stonefield Condominiums, on property located at the end of Falcon Crest Drive, Map 46 Lot 11.004, Contract and Urban Residential zoning districts.

DISCUSSED AND POSTPONED WITH SITE WALK TO BE SCHEDULED – 5 AYES (SCOTT FIRMIN AND SCOTT HERRICK ABSENT)

ITEM 3 Pre-Application Discussion - John Hilmer request for sketch plan review of an 11-lot subdivision off Great Falls Road on property located on Map 92 Lot 23, Suburban Residential-Manufactured Housing zoning districts.

DISCUSSED

ITEM 4 Pre-Application Discussion - The Town of Gorham request for sketch plan review for the addition of portable classrooms to Gorham High School on property located at 41 Morrill Avenue, Map 106 Lots 30 and 47, Urban Residential zoning district.

DISCUSSED

ITEM 5 Pre-Application Discussion - The Town of Gorham request for sketch plan review for the addition of portable classrooms to Narragansett School on property located at 284 Main Street, Map 26 Lot 4 and Map 30 Lot 17, Urban Residential-Office Residential zoning districts.

DISCUSSED

ITEM 6 Pre-Application Discussion - The Town of Gorham request for sketch plan review for the addition of portable classrooms to the Great Falls School on property located on Map 71 Lot 1.002 and Map 53 Lot 38, Rural/Suburban Residential zoning districts.

DISCUSSED

ITEM 7 Pre-Application Discussion - Maine Optometry request for sketch plan review for a subdivision and site plan amendment to Fairview Acres Subdivision on property located at the corner of Route 237 and Route 25, Map 32 Lot 24.001, Commercial Office zoning district.

DISCUSSED

ITEM 8 Discussion - Land Use & Development Code amendment to allow businesses to utilize sandwich board signs
DISCUSSED AND MOVED TO BOARD'S ORDINANCE SUBCOMMITTEE FOR REVIEW AND RECOMMENDATIONS – 4 AYES (1 NAY - LEE PRATT; SCOTT FIRMIN AND SCOTT HERRICK ABSENT)

OTHER BUSINESS NONE

ANNOUNCEMENTS NONE

ADJOURNMENT 10:35 P.M.