



**Community Development
Planning Division**

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**GORHAM PLANNING BOARD MEETING
AUGUST 1, 2022**

The Gorham Planning Board will hold a regular meeting on Monday, August 1, 2022 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 JULY 11, 2022 PLANNING BOARD MINUTES

CHAIRMAN'S REPORT

COMMITTEE REPORTS

- A. Ordinance Review Committee
- B. Comprehensive Plan Implementation Committee

ADMINISTRATIVE REVIEW REPORT

- **Devine, Sonja and Tim – Administrative Review** – a request for approval to add storage trailers and Quonset hut to store equipment, located at 135 Dingley Spring Road. Zoning SR, Map 76, Lot 35.
- **Marland, Miranda and Michelle – Minor Site Plan Review** – a request for approval to utilize the currently use storage space located in the basement of the residence for a dog play space for doggie daycare. Zoned R, Map 29, Lot 4.001
- **V&M Construction Services, Inc. – Minor Site Plan Review** – a request for approval to add material stockpile storage and boat and RV storage onsite at 520 Fort Hill Road. Zoned I, Map 63, Lot 28.

- ITEM 1** **Public Hearing - Zoning Map Amendment** – a proposed Zoning Map amendment, to change the area in the vicinity of South Street to Brackett Road from Rural and Suburban Residential District to the Urban Expansion District and the area in the vicinity of New Portland Road and Lowell Road from the Rural District to the Suburban Residential District.
- ITEM 2** **Public Hearing – Site Plan - Nouria Energy Corp.** – a request for approval to redevelop an existing convenience store, which would consist of a 6,000 sq. ft. convenience store and Amato's restaurant, drive through, eight (8) gas pumps and two (2) diesel pumps, located at 435 Ossipee Trail. Zoned RC, Map 77, Lot 18.003. The applicant is represented by Norman G. Chamberlain II, P.E. with Walsh Engineering Associates.
- ITEM 3** **Final Subdivision – Jones, Ricky** – a request for final plan approval of a 4 lot Conventional Residential Subdivision at 36 Middle Jam Road. Zoned SR and Shoreland, Map 97, Lot 37. The applicant is represented by Jayson Haskell, P.E., with DM Roma Consulting Engineers.
- ITEM 4** **Subdivision Amendment and Private Way – Davenport, James - 375 Fort Hill Road** – a request for approval of a 1 lot private way located within the Fort Hill Road Subdivision for Kirk Nadeau. Zoned R, Map 65, Lot 3-1. The applicant is represented by Andrew Morrell, P.E. with BH2M.
- ITEM 5** **Discussion – Project Status Update – Chase Custom Homes** – a status update on the request for approval of Sawyer Estates, a 118 lot residential subdivision on 103.59 acres, on property located off South Street. Zoned R/ SR, Map 21, Lot 10, 16 and 17.16. The applicant is represented by Andrew Morrell, P.E., with BH2M.

**OTHER BUSINESS
ANNOUNCEMENTS
ADJOURNMENT**

PLEASE NOTE: If this meeting is cancelled due to inclement weather or health issues, it will be rescheduled August 15, 2022 at 7:00pm.

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