

**Arundel Planning Board  
Minutes**

January 4, 2022 7:00 pm

**Zoom Remote Meeting**

**Board Attendees:** Rich Ganong, Susan Roth, Paul Green, Susan Sinnott, Jamie Lowery, Tom McGinn, Lee Jay Feldman, Planner

**Public Attendees:** Norm Chamberlain

**Call to Order** The meeting was called to order at 7:00 p.m.

**I. APPROVAL OF AGENDA**

**Motion:** Mr. McGinn moves to approve the agenda as written. Mr. Green seconds.

**Vote:** 6-0 unanimous

**II. APPROVAL OF MINUTES:** *SW November 20, 2021*

**Motion:** Mr. Green moves to approve the minutes as written. Ms. Roth seconds.

**Vote:** 5-0-1 Unanimous, Mr. McGinn abstains.

**III. PUBLIC COMMENT**

There were no comments from the public.

**IV. PENDING APPLICATIONS**

**Item 1: Muldoon Subdivision: *Subdivision Final Plan:*** John and Susan Muldoon are proposing to subdivide Tax Map 32 Lot 12, 11.26 acres on Lombard Road into 3 lots. John & Susan Muldoon are the owner applicants and Norman Chamberlain, PE of Walsh Engineering Associates, Inc. is the applicant's agent.

Mr. Chamberlain presented the plan. He will be submitting the road maintenance agreement for staff to review and a stormwater report for the site.

Mr. Lowery requested a note be added to the plan limiting access to lots 3 and 1 to the private drive reading as follows: 1. Lot 1 & 3 must access the private way.

the private way will be composed of gravel.

There was discussion regarding requiring the utilities to be underground. Lee Jay will review this for a possible ordinance amendment.

**Motion:** Mr. Lowery moves to add note #2 to the plan: 2. All utilities will be underground. Mr. Green seconds.

**Vote:** 3-3, motion fails.

**Motion:** Ms. Sinnott moves to add second note to plan: 2. Utilities will be underground from the poles to the houses. Second Mr. McGinn.

**Vote:** 6-0 unanimous

The applicant has requested several waivers with this application.

**Motion:** Mr. McGinn moves to grant the waiver requests for this application. Mr. Lowery seconds.

**Vote:** 6-0 unanimous

**Motion:** Ms. Roth moves to deem the application as complete. Mr. Lowery seconds.

**Vote:** 6-0 unanimous

**Motion:** Mr. McGinn moves to hold a public hearing on the application on January 18<sup>th</sup>, 2022 at 7:00 p.m. Ms. Sinnott seconds.

**Vote:** 6-0 unanimous

## **OTHER BUSINESS**

### **Town Planner's Report**

1. Discussion regarding removal of hazardous trees in Oak Ridge Terrace, Phase I
2. Planner briefed the Board on potential amendments to the Street Design & Construction Standards.

### **Adjourn**

Motion: Ms. Sinnott motioned to adjourn at 8:00p.m. Ms. Roth seconds. 6-0 unanimous