

**Arundel Planning Board  
Agenda  
March 21, 2023 7:00 pm**

**Call to Order**

**I. APPROVAL OF AGENDA**

**II. APPROVAL OF MINUTES:** *March 7, 2023*

**III. PUBLIC COMMENT**

**IV. PUBLIC HEARING**

**Item 1: Timber Frames by R.A. Krouse: *Site Plan Review***- Proposal to create a 5-acre lot from an existing 22-acre lot to locate a timber frame manufacturing business. The Property is located on Portland Rd. on Tax Map 12 Lot 6 in the BI Zone. Richard Krouse is the owner/applicant and Paul Gadbois, PE is the applicant's agent.

**Item 2: JJWZ, LLC: *Site Plan Review***- Proposal to import 2,000 cubic yards of fill onto his property located at 30 Log Cabin Rd. on Tax Map 39 Lot 40A in the TC Zone. JJWZ, LLC is the owner/applicant represented by Robert Zuke and Paul Gadbois, PE is the applicant's agent.

**V. PENDING APPLICATIONS**

**Item 1: Timber Frames by R.A. Krouse: *Site Plan Review***- Proposal to create a 5-acre lot from an existing 22-acre lot to locate a timber frame manufacturing business. The Property is located on Portland Rd. on Tax Map 12 Lot 6 in the BI Zone. Richard Krouse is the owner/applicant and Paul Gadbois, PE is the applicant's agent.

**Possible board action: vote on application**

**Item 2: JJWZ, LLC: *Site Plan Review***- Proposal to import 2,000 cubic yards of fill onto his property located at 30 Log Cabin Rd. on Tax Map 39 Lot 40A in the TC Zone. JJWZ, LLC is the owner/applicant represented by Robert Zuke and Paul Gadbois, PE is the applicant's agent.

**Possible board action: vote on application**

**VI. NEW APPLICATIONS**

**Item 1: Westfield Inc., along with CL Property LLC, Corsie Holdings LLC, & Martin Cain: *Zoning Change Request***- The applicants have petitioned the Town of Arundel to request a zoning map amendment to change a portion of Map 29 Lots 19 & 20 and Map 34 Lots 7,8, & 9 to decrease the DB-1 zone to a depth of 168' along the frontage of those parcels, with the remaining land of those parcels to be rezoned to the DB-2 zone. David Gould of Westfield, Inc. is the representative for the application.

**Possible board action: review applicant's request and schedule a public hearing**

## **OTHER BUSINESS**

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

1. Board Vote on Amendment to By-laws; which adds the following text:

If an application is under active review and has proposed modifications, or revisions during the review process, the revisions to the plans and documentation must be submitted to the Planning Department no less than 7 calendar days prior to the next meeting or the application will not be heard until the following meeting or the next upcoming meeting where the board will have an opening to place the item back on the agenda.

### **Adjourn**

*-Richard Ganong, Chair*

*Zoom Instructions on the back*

**Applicants and their agents are required to attend the meeting in person.**

## Zoom Instructions (See important note below)

**\*\*\* NOTE: The Zoom link is for viewing the meeting only. Viewers will be muted upon entering the meeting and the Board will NOT accept any comments or questions from the public via Zoom. If you wish to participate, in any way, you must attend the meeting in person. \*\*\***

This meeting will be viewable remotely by a video meeting interface called Zoom. The general public can load a free Zoom video conferencing program (at [www.zoom.us](http://www.zoom.us)) onto your computer, tablet, or smartphone.

For the general public you may access the video conference after loading the Zoom software, and by logging in using the **Meeting ID: 828 7872 3655** and entering the **Passcode # 914505** when prompted. Or you can access directly using the following link:

<https://us06web.zoom.us/j/84102629002?pwd=YkZpYTN1YXhMUWpDd2UzM3lxTy9Sdz09>

You may also telephone directly into the meeting, to listen to the proceedings, by dialing **(646) 876-9923** and then cite the Meeting ID and password when prompted.

All applications and supporting documentation are available at the Town website at the following link:

<https://arundelmaine.org/index.asp?SEC=D46CA29E-63D7-4852-9151-917C4C078504#A704F3D3-62DB-4A39-8E6F-907F7842D97C>

If you have a comment on an agenda item, please feel free to submit it by emailing the Chair of the Planning Board at [ArundelPB@richganong.com](mailto:ArundelPB@richganong.com) or by writing to the Planning Board Chair c/o the Town Hall. You may also submit your comments to [townplanner@arundelmaine.org](mailto:townplanner@arundelmaine.org) or by mail to *Town Planner, Town of Arundel 257 Limerick Road, Arundel, ME 04046.*