

**Arundel Planning Board
Agenda
April 4, 2023 7:00 pm**

Call to Order

I. APPROVAL OF AGENDA

II. APPROVAL OF MINUTES: *March 18, 2023 and March 21, 2023*

III. PUBLIC COMMENT

IV. PUBLIC HEARING

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-1zone 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.

Item 2: Proposed amendment to the Arundel Land Use Ordinance including: LUO §9.3.1 Accessory Apartments; proposed amendment to the language that currently requires the property owner to reside in the principal structure and not the accessory dwelling unit.

Item 3: Gary's Auto Salvage: *Conditional Use Permit renewal* for an existing auto salvage yard on a portion of a 16.5-acre site located at 258 River Road, Tax Map 40, Lot 3 and 3A in the R-4 District. Gary Welch is the owner and applicant.

V. PENDING APPLICATIONS

Item 1: Gary's Auto Salvage: *Conditional Use Permit renewal* for an existing auto salvage yard on a portion of a 16.5-acre site located at 258 River Road, Tax Map 40, Lot 3 and 3A in the R-4 District. Gary Welch is the owner and applicant.

Possible board action: vote on application

OTHER BUSINESS

Town Planner's Report

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) 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: 886 9316 1532** and entering the **Passcode # 901213** 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 or by writing to the Planning Board Chair c/o the Town Hall. You may also submit your comments to townplanner@arundelmaine.org or by mail to *Town Planner, Town of Arundel* 257 Limerick Road, Arundel, ME 04046.