

Arundel Planning Board Agenda

July 6, 2021 7:00 pm

Zoom Remote Meeting

See participation instructions on back page

Call to Order

I. APPROVAL OF AGENDA

II. APPROVAL OF MINUTES: *June 15, 2021*

III. PUBLIC COMMENT

IV. PUBLIC HEARING

Item 1: Arundel's Keep: Major Final Subdivision Application: Proposal to develop an 8-lot cluster subdivision with a 675-foot long private way serving two lots located off Irving Road on a 58.02-acre parcel, Tax Map 19, Lot 8, in the R4 and Shoreland Zones. Arundel's Keep LLC is the owner and Jason Vafiades PE is the applicant.

V. PENDING APPLICATIONS

Item 1: Arundel's Keep: Major Final Subdivision Application- Proposal to develop a 8-lot cluster subdivision with a 675-foot long private way serving two lots located off Irving Road on a 58.02-acre parcel, Tax Map 19, Lot 8, in the R4 and Shoreland Zones. Arundel's Keep LLC is the owner and Jason Vafiades PE is the applicant.

Item 2: Cape Arundel Cottage Preserve: Amendment to Original Subdivision-Final Plan: Request to amend the original subdivision plan by realigning the proposed roads in Phase 5 in the seasonal resort complex located at 1976 Portland Road, Tax Map 15, Lot 13 in the BI, RP, and SO District. Arundel Kennebunkport Cottage Preserve LLC is the owner, Joe Paolini is the applicant and Rick Licht is the applicant's agent.

Item 3: Crossroads Mobile Home Park Expansion: Subdivision Preliminary Plan: Proposed development of an age-restricted mobile home park consisting of 25 double-wide mobile home sites on an acre parcel located at 126 Campground Road, Tax Map 29 Lots 2, 3 and 4 in the Mobile Home Overlay District and the R1 District. Debra and Norman Cloutier are the owner applicants and Jeff Allen, PE of AE Hodsdon Engineers is the applicant's agent.

VI. LAND USE ORDINANCE AMENDMENTS

Item 1: Discussion with Action: Failed amendment to LUO 8.6.3.5 *Criteria for Granting Special Exceptions In the Stream Protection District-Exhibit D on the Town Meeting Warrant of June 9, 2021*

Item 2: Discussion with Action: Proposed Amendments to LUO 9.3.12 *Cluster Housing/Planned Unit Developments*

VII. OTHER BUSINESS

Election of Planning Board Officers

Town Planner's Report

Adjourn

-Richard Ganong, Chair

Participation Instructions on the back

Participation Instructions

To provide for the safety of our citizens and applicants, this meeting will be also conducted remotely by a video meeting interface called Zoom. Participants 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: 889 1990 9561** and entering the **Passcode # 941263** when prompted. Or you can access directly using the following link:

<https://us02web.zoom.us/j/88919909561?pwd=di9Ec3FUczVMalRobkFLcGlmWINDdz09>

You may also telephone directly into the meeting by dialing **(646) 876-9923** and then cite the Meeting ID and password when prompted. Please identify yourself to the Planning Board Chair when entering the meeting.

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

https://www.arundelmaine.org/index.asp?SEC=94998F5E-AB1E-42B2-87B9-352FFED8D242&Type=B_BASIC

If you wish to comment in writing on any of the items, you may email your concerns to townplanner@arundelmaine.org or mail to *Town Planner, Town of Arundel 257 Limerick Road, Arundel, ME 04046*.