SANFORD PLANNING BOARD MINUTES
MEETING – August 22nd, 2018 – 6:30 P.M.
City Hall Annex Third Floor Chambers

MEMBERS PRESENT: Lenny Horr, Chair
John McAdam, Vice Chair
Edward Cormier, Secretary
Dianne Connolly
Jennifer Georgius (Arrived at 6:38 PM)
Sarah Littlefield
Jace Clarke

MEMBERS ABSENT: None

STAFF PRESENT: Elizabeth Della Valle, AICP, Director of Planning & Development
Michael Casserly, Asst. City Engineer
Barbara Bucklin, Admin. Asst., Planning Department

STAFF ABSENT: None

I. CALL TO ORDER

Chair Horr called the meeting to order at 6:31 PM

II. OPENING STATEMENT

III. MINUTES – June 7, 2017

There were no minutes available

IV. HEARINGS and BUSINESS

1. **New Business: File #02-17-S: Adam Blaikie & Associates, LLC, c/o Dana Libby,** PLS, Corner Post Land Surveying, Inc., 600 Main Street, Springvale is requesting inventory and analysis review for a proposed 5-lot single family subdivision, known as Fletcher Farm 1, on Jagger Mill Road in Sanford (Tax Map R15, Lot 79 [Portion of], Residential Development Zone).

   Applicant was not notified therefore item was tabled.

2. **New Business: File #30-18-S: Adam Blaikie & Associates, LLC, c/o Dana Libby,** PLS, Corner Post Land Surveying, Inc., 600 Main Street, Springvale is requesting inventory and analysis review for a proposed 9-lot single family subdivision, known as Fletcher Farm II, on Spencer Hill Road in Sanford (Tax Map R15, Lot 80 [Portion of], Residential Development Zone).

Applicant was not notified therefore item was tabled.

3. **New Business: File #32-18-R: Jeff Geaumont,** 6 Auburn Street, Springvale is requesting developmental review to approve a 6,555 s.f. lot on property owned by the applicant and located on Trafton Street in Sanford (Tax Map M31, Lots 3 and 3A, Single Family Residential zone).

   Chair Horr asked the applicant to describe the project.

   Jeff Geaumont described the project and why he was proposing to split the lot into two nonconforming lots.

   Discussion was opened with the Planning Board and the following was discussed:
   - Fencing along the property line
   - Location of public water line
   - Boundary survey

   Secretary Cormier motioned to accept the information in the summary report as the Findings of Fact and find that splitting Map M31-3 into two lots (Lot 3 and 3A) conforms with the standards of 280-16-7.21 and approves file #32-18-R for developmental review with the condition that the applicant provide a boundary survey for the new parcel.
   Chair Horr seconded the motion.
   Motion approved 6-1 (Member Georgius abstained).

V. OTHER BUSINESS

1. PLANNING DIRECTOR'S REPORT

- Planning Director Della Valle clarified why Adam Blaikie & Associates did not attend the meeting.
- Update to sign ordinance and Design Review about posting interior window signs– Spoke with Jamie Cole about enforcing the new sign ordinance
- Brownfields – City Council approved contract to hire TRC
- Received cooperative agreement from EPA for $300,000 Brownfields Grant for International Woolens & Stenton Trust Mills
    - Apply for cleanup grants in November 2018
    - Adding 2 additional properties to Brownfields Grant
    - Stenton meeting onsite with Cathy Young for Forensic Demolition – Plan is to take down building D & C.
    - Protection of sawtooth roof structure – waiting for historic preservation commission comments
- Rymes property site plan will be coming up for oil & propane storage at the end of Cyro Dr.
- Last night's council meeting – all zone changes approved.

- Council held hearing on vacant dangerous buildings
    - 93 Lebanon – declared vacant dangerous buildings and notified today
        - 30 days to prepare rehab plan
    - 199 Jagger Mill Rd - declared vacant dangerous buildings and notified today
        - 30 days to prepare rehab plan

VI. COMMUNICATIONS

Member Connolly mentioned conversation with Planning Director Della Valle in regards to how much steal needs to be cleaned and preserved to make a sculpture in remembrance of the Stenton Trust Mill.

Chair Horr asked about Cumberland Farms Memorial for Emerson School.
Planning Director Della Valle said she did not have an answer at the time.

Member Connolly asked if St Ignatius was going to do anything with their landscaping.
Planning Director Della Valle informed the Planning Board of the current agreement for landscaping with them.

Chair Horr asked about new addition to the Industrial Park.
Planning Director Della Valle said at this time there is no information on that.

VII. ADJOURN

Chair Horr motioned to adjourn at 7:14 PM.
Member Clarke seconded the motion.
Motion approved 7-0.

2/19/20

Jace Clarke for Edward Cormier — Date
Secretary, Planning Board