

SANFORD PLANNING BOARD MINUTES
MEETING – November 15, 2017 – 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
Sarah Littlefield
Jace Clarke

MEMBERS ABSENT: None

STAFF PRESENT: Elizabeth Della Valle, AICP, Director of Planning & Development
Barbara Bucklin, Administrative Assistant

STAFF ABSENT: Michael Casserly, Asst. City Engineer (w/notice)

I. CALL TO ORDER

Chair Horr called the meeting to order at 6:30 PM.

II. OPENING STATEMENT

No opening statement was made.

III. MINUTES

There were no minutes ready for approval.

IV. HEARINGS and BUSINESS

A. PUBLIC HEARINGS & NEW BUSINESS

- i. Public Hearing and New Business: File #999-17-T(3): The Planning Board will consider amending Chapter 280: Zoning, Article XV. Performance Standards to amend and expand standards for home cultivation of marijuana.**

Chair Horr called for an overview of the project.

Beth Della Valle, Planning Director updated the Board on the changes she made since the last review.

Chair Horr opened the public hearing.

There was no public in attendance at the meeting so there was no one to speak for, against, or make general comments on the item.

Chair Horr closed the public hearing.

Discussion took place on the State's progress on the legislative referendum for marijuana and the potential direction the city's leaders are envisioning.

Planner Della Valle asked if the Board wanted to make any additional revisions beyond the revisions already made.

The following topics were covered due to the Board's review:

- a. The type of pesticides a grower would be allowed to use; it was decided to change the language to limit the use of pesticides as to what is written in the medical marijuana and marijuana legalization acts
- b. Waste disposal handling
- c. Clarification of the 500 foot limit around schools
- d. Potential regulation on making edibles
- e. Clarification on subpanels requirements

Vice Chair McAdam made a motion that the Planning Board accept the 11/8/2017 draft with the changes the Planning Board made be forwarded to the Council.

Chair Horr seconded the motion.

A vote was taken and the motion passed 7-0.

Planner Della Valle encouraged the Board members to attend the City Council meetings when they take place.

Planner Della Valle then went over the fourteen items that she will include in her report to the City Manager.

V. OTHER BUSINESS

1. PLANNING DIRECTOR'S REPORT

- a. **Sanford School Department is seeking approval** for renovation of current high school to a consolidated middle school; 3,000sf of new structure, reduction of 25,000sf of paving/parking (Tax Map J24, Lot 1B).
- b. **Sanford School Department is seeking approval** for renovation of current junior high school to a consolidated elementary school; no addition to existing structure, 2,500sf new paving/parking (Tax Map L23, Lot 12).

Planner Della Valle explained the proposal of both items. She explained that the projects are big enough to go before site plan review, but asked if the Board would be comfortable to delegate the review to staff. She asked if the Board would like to have a workshop to view the proposal before making their decision.

The Board would like to review the proposals before making a decision and the workshop is scheduled for December 6, 2017.

Chair Horr made a motion to decide delegation review until after the presentation on December 6, 2017.

Board member Connolly seconded the motion.

Discussion took place on whether or not waiting until December 6th would hold up the projects.

A vote was taken and the motion passed 5-2, with Board members Clarke and Cormier voting against.

- c. Planner Della Valle asked the Board if they wanted to have a meeting on December 20th; the Board said they did not want to hold a meeting unless it was an urgent item.
- d. Planner Della Valle asked if the Board wanted to hold a holiday party. The Board decided to have a get-together on December 20.
- e. Planner Della Valle informed the Board that the Planning Department offices had been relocated earlier in the month.

VI. COMMUNICATIONS

Board member Connolly asked if there was any update on the Stenton Mill buildings. Planner Della Valle said there was nothing new at this time.

Board member Connolly asked what was happening with the community wall in Cumberland Farms. Planner Della Valle said she has reached out to their agent; she is waiting for word on the response.

VII. ADJOURN

The meeting adjourned at 8:05 P.M.