

Minutes
Design Review Committee Meeting
March 14, 2018

Members in attendance:

<i>Planning Board:</i>	<i>Citizen Members:</i>	<i>Staff support:</i>	<i>Other:</i>
Lenny Horr, Chair	Tom Gagne (arrived 5:10)	Beth Della Valle, Planning Director	Tim Dumont,
Dianne Connolly	Steve Cabana	Mike Casserly, Assistant City	NAPA Auto
	Kelley Tarbox	Engineer	
		David Joy, Architect	

The meeting was called to order at 5:01 pm.

Beth briefly described the proposed installation of siding on the NAPA Auto Parts building at 960 Main Street. The aluminum siding will cover the cinder block on the lower part of the building. Tim Dumont from TPD Construction provided the details; siding of an ash gray color, matching the grid pattern of the existing siding, to be installed on three sides of the building. The brick work facing the Sanford Library will be untouched, and a small back corner of the building will be left as is. Flashing at the top of the new siding will be installed to tuck under the siding on the upper part of the building.

Beth suggested “bumpers” to go in front of the parking spaces facing the building, to “protect their investment” in the new siding. Tim will suggest to the building owners.

Tom made a motion to recommend acceptance of the proposal as presented, with the suggestion of adding “bumpers”. Lenny seconded the motion, which was approved 5-0. The recommendation will go to the Code Enforcement Department.

Aubuchon Hardware, 640 Main Street, asked to be tabled until the next meeting, as the applicant was dealing with the (excessive!!!) snowfall at another location. Beth noted that the applicant was requesting changes to the lighting approved at a previous meeting, suggesting that the Committee was happy with their previous design recommendation. The matter will be discussed further at the next meeting. Kelly moved to table the item; Dianne seconded, and the motion passed 5:0.

Beth reviewed the proposed expansion of the Sanford Downtown Design District. The Planning Board indicated that the City Council had adopted a district extended one-lot deep along Main Street from the start of the Springvale Design District south to the roundabout, but the documentation supporting that approval was possibly “lost in the shuffle” during the change in Planning Director. Beth suggested that the best way to correct this oversight is with a two-step process. The first, will be to officially approve the expansion as indicated in the map presented at the meeting (“Proposed Amendment of Sanford Downtown Design District Overlay Zone”), dated March 7, 2018. The second will be to undertake a study to guide the development/adoption of design standards for the area on Main Street between the Springvale Village and Sanford Downtown Design Districts and the area south of the Sanford Downtown Design District/south to the Route 109 corridor toward the Route 4 intersection.

Dianne asked if the Willard School is included in the current design district and Beth said it is not. She also asked how far the district can be expanded. This will be something that will be addressed in the part 2 study.

David questioned how many districts may be created, again an item to be addressed in the study. He thought the same standards might apply. Beth disagreed and said that arterial standards should/may be different than the more pedestrian focused standards used in the Downtown District.

The Design Review Committee recommended support for the two-step process, 5-0, on a motion by Steve, seconded by Tom.

The regular schedule of the Design Review Committee was agreed to be changed to the second Wednesday of the month, to better accommodate member schedules, on a motion by Dianne, seconded by Steve, 5:0 The next meeting will be April 11th; Steve will be late.

David Joy will be relocating to Bristol, BT, and so is leaving the Committee. After hearing the description of his new home, most of us want to go with him!! He will stay on the Committee until other professional commitments in the area are complete, and hopes to have to present to the Committee at the next meeting a draft of the technical assistance brochure he is creating. Beth is in the process of contact area architects to replace him on the Committee.

The meeting was adjourned at 6:40 pm, on a motion by Dianne, seconded by Steve, approved 5-0.rwas

Respectfully submitted

Kelly Tarbox