

OLD ORCHARD BEACH PLANNING BOARD  
April 5, 2018 (Site Walks, On-Site)  
April 5, 2018 6:00 PM (Workshop, Council Chambers)

Site Walk (5:00 PM)

Proposal: Site Plan Review (Dollar General): Demo existing building and construct new 7,225 sq. ft. retail building including associated parking, sidewalks and other site improvements  
Applicant: Zaremba Group  
Location: 19 Heath St., MBL: 309-9-33

CALL WORKSHOP TO ORDER

Approval of Minutes: 3/1/18; 3/21/18

Public Hearing (To be held on 4/12/18, 7:00 PM)\*

ITEM 1

Proposal: Site Plan Review (Dollar General): Demo existing building and construct new 7,225 sq. ft. retail building including associated parking, sidewalks and other site improvements  
Applicant: Zaremba Group  
Location: 19 Heath St., MBL: 309-9-33

Regular Business\*

ITEM 2

Proposal: Subdivision Amendment: Amend "8 Lots At Wild Dunes Way" Subdivision to add 9<sup>th</sup> lot  
Action: Discussion; Ruling  
Owner: Dominator Golf LLC  
Location: Wild Dunes Way; MBL: 105A-200 (portion of)

ITEM 3

Proposal: Ordinance Amendments: Consideration of zoning ordinance amendments associated with contractor businesses in the Rural District  
Action: Discussion; Schedule Public Hearing  
Applicant: Town of Old Orchard Beach  
Location: RD Zoning District

ITEM 4

Proposal: Ordinance Amendments: Medical Marijuana Storefronts  
Action: Discussion; Schedule Public Hearing  
Applicant: Town of Old Orchard Beach

ITEM 5

Proposal: Site Plan Review: Demo existing building and construct new 7,225 sq. ft. retail building including associated parking, sidewalks and other site improvements  
Action: Discussion; Consideration of Public Comment; Schedule Final Ruling  
Applicant: Zaremba Group  
Location: 19 Heath St., MBL: 309-9-33

ITEM 6

Proposal: Major Subdivision: 9 lot residential subdivision (Red Oak Phase III)  
Action: Preliminary Plan Review/Determination of Completeness; Schedule Site Walk and Public Hearing  
Owner: Mark & Claire Bureau  
Location: 141 Portland Ave, MBL: 104-2-2

ITEM 7

Proposal: Subdivision Amendment: Amend Church St. Station Plan to change location of one building unit and add easement  
Action: Discussion; Ruling  
Owner: Church Street LLC  
Location: 164 Saco Ave., MBL: 208-1-9, GB1 & R4

ITEM 8

Proposal: Subdivision/Site Plan Amendment: Amend Atlantic Park Condominium to allow construction of 20 new units, sidewalks, parking, access ways, landscaping, and other misc. improvements.  
Action: Discussion; Schedule Site Walk and Public Hearing  
Owner: KAP Atlantic, LLC  
Location: 11 Smithwheel Rd., MBL: 210-1-7

ITEM 9

Proposal: Site Plan Sketch Plan Review: Construct 40' x 80' Garden Center.  
Action: Discussion; Recommendations  
Applicant: Robillards Garden Center, LLC  
Location: 85 Cascade Rd., MBL: 103-3-3

Other Business

ADJOURNMENT

\*Note: Workshop Agenda Public Hearings and Regular Business items are for discussion purposes only. Formal decisions on these items are not made until the Regular Meeting.