

**PURSUANT TO THE ZONING LAWS OF THE TOWN OF OLD ORCHARD BEACH,
MAINE, YOU ARE HEREBY NOTIFIED THAT THE ZONING BOARD OF APPEALS
WILL HOLD A MEETING ON Monday, May 24, 2021, IN THE TOWN
COUNCIL CHAMBERS -6:30 p.m. FOR THE PURPOSE OF HEARING THE
FOLLOWING:**

Call to Order
Roll Call
Pledge to Flag

Selection of Vice Chair and Chair

Item 1

Proposal: Miscellaneous Appeal- Request reduction of left side yard setback from the required 15' to a proposed 11'. This miscellaneous appeal will allow the addition of storage and living space onto the rear of the existing structure.

Owner: Alexander Chou

Location: 18 Union Ave; MBL: 316-13-10

Zone: BRD

Item 2

Proposal: Variance- Request portion of lot located at 21 Garden St., MBL: 403-3-11, owned by Judith A. Morin to be divided and merged with a lot located at 22 Poplar St., MBL: 403-3-12, owned by Jeffrey R and Kristin G Nason. The variance would allow the lot at 22 Poplar St. to acquire more land but would create a nonconforming condition for the lot at 21 Garden St. due to the reduction in lot size. R5 minimum lot size: 20,000 sq. ft.

Owner: Jeffrey R and Kristin G Nason (22 Poplar St)

Owner: Judith A. Morin (21 Garden St)

Location of Division: 21 Garden St., MBL: 403-3-11

Zone: R5

Item 3

Proposal: Variance-Request increase of density from 2 residential units to 6 residential units at 60 Saco Avenue., MBL: 206-10-1, owned by Clifton Temm II & Suzanne M. Temm proposal brought forward by applicant Land Matters, LLC. This variance would allow the development of 6 units instead of the 2 unit maximum under the zoning minimum lot area of 5,000 sq. ft.

Owner: Clifton Temm II & Suzanne M. Temm

Applicant: Land Matters, LLC C/O Thomas Gillis

Location: 60 Saco Avenue; MBL 206-10-1

Zone: GB-2

Item 4

Proposal: Miscellaneous Appeal- Request reduction of Right-side yard setback from the required 15' to a proposed 1'9" which is the footprint of the existing stair. This miscellaneous appeal will allow the owner to access proposed expansion at the roof level.

Owner: Katrina Ronan

Applicant/Agent: Alex Haba, Delano Architecture, LLC

Location: 8 Brown Street; MBL: 305-1-5

Zone: DD-2

Item 5 Acceptance of March 29, 2021 meeting minutes

GOOD & WELFARE

ADJOURNMENT

Chairman