

# TOWN OF ELIOT, MAINE

## PLANNING BOARD AGENDA

TYPE OF MEETING: REGULAR  
PLACE: ELIOT TOWN HALL

DATE:  
TIME:

Tuesday, July 21, 2015  
7:00 P.M.

**PLEASE NOTE: IT IS THE POLICY OF THE PLANNING BOARD THAT THE APPLICANT OR AN AGENT OF THE APPLICANT MUST BE PRESENT IN ORDER FOR REVIEW OF THE APPLICATION TO TAKE PLACE.**

### AGENDA:

1. ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. MOMENT OF SILENCE
4. REVIEW AND APPROVE MINUTES AS NEEDED
  - June 16, 2015
5. REVIEW "NOTICE OF DECISION" LETTERS, AS NEEDED
6. PUBLIC APPLICATIONS OR PLANNING BOARD BUSINESS TO BE CONSIDERED
  - A. **Public hearing** – and continued review of an application for Site Plan Review to construct two (2) 10,000 sq. ft. industrial buildings on a vacant parcel located on Harold L Dow Highway between Sunrise Street and Bolt Hill Road. Applicant is Chloe Allegra Holdings, LLC (mailing address: 647 US Route 1, Suite 14-101, York, ME 03909. Owner is Sail Away, LLC (mailing address: PO Box 266, Eliot, ME 03903). Property can be identified as Map 17/Lot 33 and is located in the Commercial/Industrial zoning district. (PB15-06)
  - B. **Public hearing** – and continued review of a request for Planning Board action to amend a previously approved site plan (PB01-30) by constructing a 6,000 sq. ft. bus garage/maintenance building at Marshwood Middle School (180 Depot Road). Applicant/owner is Maine SAD 35 (mailing address: 180 Depot Rd., Eliot, ME 03903). Property can be identified as Map 63/Lot 19 and is located primarily in the Suburban district with a small portion of the property being located in the Limited Commercial and Resource Protection Shoreland zoning districts. (PB15-09)
  - C. Application to reconstruct a non-conforming single family dwelling located at 403 River Rd. Applicant/owner is: John Valentine Homes, LLC (mailing address: 407 River Rd., Eliot, ME 039603). Property can be identified as Map 25/Lot 2 and is located in the Suburban district and Shoreland Limited Residential zoning district. (PB15-10)
7. DISCUSS STATUS OF OUTSTANDING ACTION ITEMS
8. CORRESPONDENCE AND PLANNING ASSISTANT, AS NEEDED
9. SET AGENDA AND DATE FOR NEXT MEETING
10. ADJOURN

  
Stephen Beckert, Chairman