



TOWN OF ELIOT, MAINE

PLANNING BOARD AGENDA

TYPE OF MEETING: REGULAR
PLACE: ELIOT TOWN HALL - 1333 STATE RD.

DATE: Tuesday, September 19, 2017
TIME: 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.

1. ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. MOMENT OF SILENCE
4. REVIEW AND APPROVE MINUTES AS NEEDED
 - a. August 15, 2017
5. REVIEW "NOTICE OF DECISION" LETTERS, AS NEEDED
6. PUBLIC APPLICATIONS OR PLANNING BOARD BUSINESS TO BE CONSIDERED
 - a. 10-minute public input session
 - b. **Public hearing** - Application for a Request for Planning Board Action to amend a previously-approved site plan (PB17-1) by establishing a non-profit medical marijuana caregiver operation in the existing 30' X 150' structure located at 495 Harold L. Dow Highway. Applicants are Hughes & Kristin Pope (mailing address: 43 Creek Crossing, Eliot, Maine 03903). Owner is The Flower Company Properties, Inc. (mailing address: 483 Harold L. Dow Highway, Eliot, Maine 03903) Property can be identified as Map 53/Lot 6 and is located in the Commercial/Industrial Zoning District. (PB17-9)
 - c. **Public hearing** – and continued review of a Request for Planning Board Action to amend a previously approved subdivision plan by creating one (1) additional lot on Stacy Lane. Owners/Applicants are Kenneth & Susan Albert (mailing address: 9 Stacy Ln., Eliot, ME 03903). Property can be identified as Map 78/Lot 76-1 and is located in Rural zoning district. (PB17-13)
 - d. **Public hearing** – and continued review of an application for Site Plan Review to establish a day nursery at 64 Harold L. Dow Highway. Applicant is Sarah Teske (mailing address: 94 Beech Ridge Rd., Eliot, ME 03903). Owner is McMullen Revocable Trust (mailing address: 371 Beech Rd., Eliot, ME 03903). Property can be identified as Map 23/Lot 16 and is located in the Commercial/Industrial zoning district. (PB17-15)
 - e. Continued review of an application for Site Plan Review to construct a commercial structure containing eight (8) commercial/retail units at 290 Harold L. Dow Highway. Applicant is Peter Paul (mailing address: PO Box 694, Eliot, ME 03903). Owner is AMP Realty Holdings, LLC (mailing address: c/o Northern Pool & Spa, 291 Harold L. Dow Highway, Eliot, ME 03903). Property can be identified as Map 37/Lot 20, and is located in the Suburban zoning district. (PB17-8)
 - f. Request for Planning Board Action to establish a boarding kennel (daycare) for up to 20 dogs at 424 Harold L. Dow Hwy. Applicant is Lori Shadallah (mailing address: 205 Birch Hill Rd., York, ME 03909). Owner is JP's Shellfish, Inc. (mailing address: PO Box 666, Eliot, ME 03903). Property can be identified as Map 45/Lot 12 and is located in the Commercial/Industrial zoning district. (PB17-16)
 - g. Application for a Shoreland zoning permit to install 75 linear feet (737 sq. ft.) of riprap to stabilizing the eroding shoreline at 28 Starboard Cove Road. Owner/applicant is Cindy Camp (mailing address: 28 Starboard Cove Rd., Eliot, ME 03903). Property can be identified as Map 70/Lot 25 and is located in the Rural zoning district and Limited Residential Shoreland zoning district. (PB17-5)
7. DISCUSS STATUS OF OUTSTANDING ACTION ITEMS
8. CORRESPONDENCE AND PLANNING ASSISTANT, AS NEEDED
9. SET AGENDA AND DATE FOR NEXT MEETNG
10. ADJOURN



Kate Pelletier, Planning Assistant