KITTERY TOWN PLANNING BOARD MEETING

Council Chambers – Kittery Town Hall 200 Rogers Road, Kittery, Maine 03904
Phone: 207-475-1323 - Fax: 207-439-6806 – Internet: www.kitteryme.org

AGENDA for Thursday, June 28, 2012
6:00 P.M. to 10:00 P.M.

CALL TO ORDER - **ROLL CALL** - **PLEDGE OF ALLEGIANCE** - **MINUTES** - Minutes of June 14, 2012.

PUBLIC COMMENTS - Public comment and opinion are welcome during this open session. However, comments and opinions related to development projects currently being reviewed by the Planning Board will be heard only during a scheduled public hearing when all interested parties have the opportunity to participate. The Planning Board is a quasi-judicial board and matters regarding development projects before the Board are subject to comment only during the official review process.

OLD BUSINESS

ITEM 1 - (15 minutes) – **Town Code Title 16 Land Use Development Code Amendments.** Action: review and determine recommendation to Town Council regarding: Residential and Mixed Use Cluster Development: a.) Article XI Cluster Residential and Cluster Mixed-Use Development; b.) Chapter 16.2, Definitions; and c.) Article II, Zone Definitions, Uses, Standards.

ITEM 2 - (15 minutes) – **Town Code Title 16 Land Use Development Code Amendments.** Action: review and determine recommendation to Town Council regarding: Administrative Corrections and Updates.

NEW BUSINESS:

ITEM 3- (10 minutes) – **10 thru 16 Jewett Lane - Subdivision Plan Review– Minor Subdivision.** Action: accept or deny application and determine if to schedule a Public Hearing. Brenda MacKenzie, owner and applicant, requests approval to create a subdivision to include four lots formerly part of a family subdivision located along Jewett Lane, in the Residential Rural Zone, Tax Map 29, Lots 20A, 20B1, 20C and 20D. Agent is Ken Markley, North Easterly Survey, Inc.

ITEM 4- (10 minutes) – **8 & 10 Pettigrew Road –Subdivision Plan Review– Minor Subdivision.** Action: accept or deny application and determine if to schedule a Public Hearing. Gary and Angela Hayward, owner and applicant, requests approval to create a subdivision to include three dwelling units located in the Residential Rural Zone, Tax Map 54, Lots 4A, 4A1 and 4A2. Agent is Ken Markley, North Easterly Survey, Inc.

ITEM 5- (15 minutes) – **Town of Kittery and York Hospital –Site Plan Amendment – Minor Modification / Phasing and Streetscape Plan.** Action: Acceptance / Review / Decision. Town of Kittery and York Hospital request approval to amend a previously approved site plan for the York Hospital development to include a phased development for occupancy permitting purposes and an updated streetscape design. Changes required due to the State's construction scheduling. The two phases include: 1) building/rear of site and 2) site streetscape improvements. Property located at 35 Walker Street at State Road in the Business Local 1 and Kittery Foreside Zones; Tax Map 4 Lot 168. Agent is Joseph Cheever, EIT, with Attar Engineering.

ITEM 6 – (20 minutes) **- Town Planner Items:** A. Lewis Farm Phase III conservation subdivision Request for Extension request; B. T-15 Contract Zoning Planning Board response to Town Council; C. Quality Improvement Plan for Kittery Foreside Status and D. Comprehensive Plan Update and E. Other Updates.

ADJOURNMENT - *(by 10:00 PM unless extended by motion and vote)*
DISCLAIMER: ALL AGENDAS ARE SUBJECT TO REVISION ONE WEEK PRIOR TO THE SCHEDULED TOWN PLANNING BOARD MEETING.