



# KITTERY PLANNING BOARD MEETING

200 Rogers Road, Kittery, Maine 03904

Phone: 207-475-1323 - Fax: 207-439-6806 - [www.kitteryme.gov](http://www.kitteryme.gov)

## REGULAR MEETING AGENDA

Thursday, October 27, 2022

6:00 P.M. to 10:00 P.M

### CALL TO ORDER – ROLL CALL – PLEDGE OF ALLEGIANCE

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### AMENDMENTS TO THE AGENDA

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### PUBLIC COMMENTS

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The public may attend the meeting in person or remotely via Zoom. Attendees via Zoom will be recognized during the public hearings and public comment portion of the meeting. Please note: every effort will be made to make this run smoothly, however some technical difficulties may occur. To register via Zoom visit [https://us02web.zoom.us/webinar/register/WN\\_SSk-9Fq5T-uApy5s5UZFYA](https://us02web.zoom.us/webinar/register/WN_SSk-9Fq5T-uApy5s5UZFYA) or at <https://www.kitteryme.gov/planning-board>

Public comment and opinion are welcome during this meeting. 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. Those providing comment must state clearly their name and address, and record it in writing at the podium. Further, the public may submit written public comments via email, US Mail, or by hand delivery to Town Hall. Emailed comments should be sent to [jkelly@kitteryme.org](mailto:jkelly@kitteryme.org). Comments received by noon on the day of the meeting will become part of the public record and may be read in whole or in summary by the Planning Board or Town Staff.

### OLD BUSINESS

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None.

### NEW BUSINESS

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#### ITEM 1 – 35 Badgers Island West, Shoreland Development Plan

Action: review for completeness, continue approve accept or deny : Pursuant to §16.4 Land Use Regulations and §16.9.3 Shoreland Development Review requirements of the Town of Kittery Land Use and Development Code, owner B.I.W. Group, LLC and agent Steven Riker with Ambit Engineering request approval to expand a legally non-conforming building and convert an existing office building to 10 residential units on a legally conforming lot located on real property with the address of 35 Badgers Island West, Tax Map 44, Lot 71, in the Mixed-Use Badgers Island Zone (MU-BI), Shoreland Overlay Zone (OZ-SL-250'), and Resource Protection Overlay Zone (OZ-RP).

### APPROVAL OF MINUTES

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ITEM 2 – October 5<sup>th</sup> Site Walk and October 13<sup>th</sup> Meeting

### BOARD MEMBER ITEMS

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Confirming of next Planning Board Meeting for November 17<sup>th</sup>  
Public Hearing for 28 Wyman Ave for November 17<sup>th</sup>

### TOWN STAFF ITEMS

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### ADJOURNMENT

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