



TOWN OF WELLS, MAINE PLANNING BOARD

Meeting Agenda
Monday, September 22, 2014, 7:00 PM
Littlefield Meeting Room, Town Hall
208 Sanford Road

CALL TO ORDER AT 7:00 pm & DETERMINATION OF QUORUM MINUTES

I. MARCH 21, 2016 DRAFT MEETING MINUTES

DOCUMENTS:PB MIN 03-21-16.PDF

PUBLIC HEARING(S)

I. SPRINGER LLC

David Springer, owner. Civil Consultants, engineer. Site Plan Amendment Application to construct a 40' x 140' structure instead of the previously approved 60' x 60' structure. Use to remain indoor Agriculture for the cultivation of medical marijuana by Caregivers as regulated by the State of Maine. The property is located off of 14 Willie Hill Road and is located within the Light Industrial District (no Shoreland Overlay or Resource Protection based on survey located wetland from prior site plan approval). Tax Map 40, Lot 3-14.

DOCUMENTS:PB MEMO RE SPRINGER LLC PH 04-01-16.PDF

DEVELOPMENT REVIEW & WORKSHOPS

I. SPRINGER LLC

David Springer, owner. Civil Consultants, engineer. Site Plan Amendment Application to construct a 40' x 140' structure instead of the previously approved 60' x 60' structure. Use to remain indoor Agriculture for the cultivation of medical marijuana by Caregivers as regulated by the State of Maine. The property is located off of 14 Willie Hill Road and is located within the Light Industrial District (no Shoreland Overlay or Resource Protection based on survey located wetland from prior site plan approval). Tax Map 40, Lot 3-14. **Workshop compliance and draft Findings of Fact & Decisions for possible approval**

DOCUMENTS:SPRINGER LLC AMD MEMO 03-30-16.PDF, SPRINGER LLC AMD COMPLIANCE AND FOF DRAFT 03-31-16.PDF, SPRINGER LLC AMD COMPLETENESS DRAFT 03-30-16.PDF, LIGHT SPEC.PDF, SPRINGER LLC REV SITE PLAN 03-30-16.PDF

II. MILLBROOKE FARM SUBDIVISION

Kasprzak Landholdings, Inc. owner; Kasprzak Homes/ Robert Georgitis, applicant; Sebago Technics, agent. Final Subdivision Application consisting of 70 dwelling units located within 35 duplex (two-family) buildings on land totaling 80.82 acres of which 60.69 acres to be dedicated as open space (Multifamily Development). The major subdivision proposes roadways and shall be connected to public water and public sewer. The subdivision is located within the Rural and 75' Shoreland Overlay Districts and is located off of Willow Way/ Gateway Drive and Midway Drive. Tax

Map 72, Lots 4B, 12 and 13. **Workshop draft compliance and Final Findings of Fact & Decisions for possible approval**

DOCUMENTS:MILLBROOKE FARM FINAL SUB MEMO 04-01-16.PDF, MGL EMAIL TO BGEORGITIS RE OPEN SPACE 04-01-16.PDF, MILLBROOKE FARM DRAFT COMPLIANCE AND FOF 03-29-16.PDF, RIVERBEND CONDO COMMENTS 3-31-16.PDF

OTHER BUSINESS

I. SRC & CEO SITE PLAN REVIEW AND APPROVALS UPDATE

ADJOURN