



# TOWN OF WELLS, MAINE STAFF REVIEW COMMITTEE

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## Meeting Agenda

Wednesday, January 18, 2023, 9:00 AM

Town Hall Meeting Room, Second Floor

208 Sanford Road, Wells

### MINUTES

#### I. DECEMBER 6, 2022 DRAFT MEETING MINUTES

### DEVELOPMENT REVIEW & WORKSHOPS

#### I. UPS WELLS FACILITY EXPANSION

BT-NEWYO LLC, owner/ applicant. Prime Engineering, agent. Site Plan Amendment Application seeking approval for 91 new parking spaces and approximately 2,326 SF in new building areas for the exiting Truck Terminal & Business Service business use. Changes to site stormwater management and lot coverage proposed. The property is located within the Light Industrial District and is off 40 Tivoli Drive. Tax Map 50, Lot 27E. **Comment on amendment application for the Planning Board**

#### II. HAZY HILL FARM

1616 Post Road, LLC, owner; RS470, LLC, applicant. Site Plan Amendment Application seeking approval for a Registered Marijuana Dispensary use within unit #2, approximately 3,344 SF in gross floor area. No other change in use proposed; property has approval to operate Business Office, Retail, Personal Service Business, Service Business, Contractor Business and Wholesale Business uses. Total floor area of all structures is 8,857 SF. Two dwelling units also exist on the property. The lot is located off 1614/1616 Post Road and is within the General Business District. Tax Map 135, Lot 4-1. **Comment on amendment application for the Planning Board**

#### III. ROLLING WOODS PRESERVE SUBDIVISION

Jackson Drysdale & Associates, LLC, owner/applicant; Corner Post Land Surveying, surveyor. Preliminary Subdivision Application for a 17 lot/dwelling unit Residential Cluster major subdivision with private roadway and Open Space to be developed on 23.38 acres of land. The property is located within the Residential A and Rural Districts. The property is located off Sanford Road and is identified as Tax Map 67, Lot

**3 Comment on Preliminary Subdivision application for the Planning Board**

**OTHER BUSINESS**

**ADJOURN**