



# TOWN OF WELLS, MAINE STAFF REVIEW COMMITTEE

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## Meeting Agenda

Wednesday, October 12, 2022, 9:00 AM

Town Hall Meeting Room, Second Floor

208 Sanford Road, Wells

### MINUTES

#### I. AUGUST 9, 2022 DRAFT MEETING MINUTES

#### DEVELOPMENT REVIEW & WORKSHOPS

##### I. TESLA AT WELLS CORNER SHOPPING CENTER

1517 Post Road, LLC, owner; Tesla, applicant; Dewberry Engineers Inc, agent. Site Plan Amendment Application to convert 11 existing parking spaces into 8 electric vehicle charging stations with associated utilities. No change in use to either Building 1 or Building 2. The property is located off 1517 Post Road and is within the General Business District. Tax Map 129, Lot 18. **Receive Site Plan Amendment Application, workshop completeness and compliance for possible approval**

Documents:

[WELLS ME\\_TRT-32030\\_CD100\\_REV.0\\_08.05.22.PDF](#)

##### II. BURNT MILL ESTATES SUBDIVISION (ELIMINATE GOLF COURSE)

Burnt Mill Holding Company, LLC, owner; Sebago Technics, Inc., applicant/engineer. Final Subdivision Amendment Application to eliminate the 18-hole Golf Course and driving range (Low-Intensity Commercial Recreation use) and associated Clubhouse with 74 seat Restaurant, Event Barn, Kid Club, Fitness/Pool Center, restrooms, storm shelters, sheds and Maintenance buildings (Club use). Amend the pedestrian paths along Hobbs Farm Road, alter Lot 54 entrances and Lot 57 driveway onto Hobbs Farm Road, revise stormwater pond on Lot 6, and revise phasing notes to address completion of pedestrian path and finish course of pavement of Little Meadow Court. No change proposed to the 174 dwelling units on 362 acres of land. The property is located off Hobbs Farm Road, Storer Lane, James Street and Parsonage Way. The property is within the Rural and 75' Shoreland Overlay Districts. Tax Map 62A, Lot 1.

**Comment on Application for the Planning Board**

Documents:

20019 RESPONSE TO COMMENTS GOLF COURSE REMOVAL.PDF  
BURNT MILL ESTATES - LTR TO PLANNING DEPT 7-15-22.PDF  
BURNT MILL S-1 NO GOLF R-4 07-05-2022.PDF  
BURNT MILL S-2 NO GOLF R-4 07-05-2022.PDF  
BURNT MILL S-11 NO GOLF R-4 07-05-2022.PDF  
20019 LOT 32 GRADING PLAN.PDF  
20019 AREA 54 SITE PLAN.PDF

**OTHER BUSINESS**

**ADJOURN**