

CITY OF BELFAST PLANNING BOARD MEETING

WEDNESDAY, APRIL 27th, 2022 6:00 PM

PROPOSED AGENDA

MEETING VIA A ZOOM WEBINAR

NOTES TO PUBLIC:

Due to the COVID-19 pandemic the Planning Board will not physically be meeting in the Council Chambers of Belfast City Hall to conduct the April 27, 2022 Board meeting. Thus, the public will have no access to City Hall during the meeting. The Board will be conducting the meeting electronically via a ZOOM webinar, and Board members will be participating in the meeting via ZOOM from their respective homes.

The public can view the meeting in any of the following ways: it will be streamed live on the city website (cityofbelfast.org), and it can be seen on BEL-TV.

There is no public hearing at this meeting and public comments are not being accepted at this time.

A copy of the meeting documents is available at City Hall and many are available on the City website. Questions regarding proposed amendments should be directed to Planning and Codes at 338-3370 x 125.

Zoom Meeting Information

Join from a PC, Mac, iPad, iPhone or Android device:

Please click this URL to join. <https://us02web.zoom.us/j/89021656848>

Or One tap mobile:

+13017158592,,89021656848# US (Washington DC)

+13126266799,,89021656848# US (Chicago)

Or join by phone:

Dial(for higher quality, dial a number based on your current location):

US: +1 301 715 8592 or +1 312 626 6799 or +1 646 558 8656 or +1 253 215 8782 or +1 346 248 7799 or +1 669 900 9128

Webinar ID: 890 2165 6848

International numbers available: <https://us02web.zoom.us/j/keA6R1daNO>

PLANNING BOARD AGENDA

- 1. Call to Order & Roll Call.** Hugh Townsend, Chair, Geoff Gilchrist, Secretary, David Bond, Wayne Corey, and Kathleen Dunckel, regular members; and Pippa Jollie and Lewis Baker, associate members.
- 2. Adoption of Agenda.**
- 3. Review of Meeting Minutes**

4. Development Review – Site Plan and Use Permit Amendment – Penobscot Community Health Care - 21 Schoodic Dr., Building #5 – Map 5, Lot 26

Haley Ward, formerly CES Inc., submitted an application for a Site Plan and Use Permit Amendment on behalf of Penobscot Community Health Care (PCHC) for the Bank of America site located at 21 Schoodic Drive Map 5, Lot 26. PCHC is proposing a change of use from an office to a clinic and medical offices at Building #5. The Applicant is also proposing parking and site access amendments to the approved Site Plan. The proposed change of use and site plan amendment is subject to Planning Board review, reference City Code of Ordinances, Chapter 102 Zoning, Article V District Regulations, and Chapter 90 Site Plan.

4.1. Staff Review of Site History

4.2. Applicant Presentation

4.3. Planning Board Public Hearing

4.4. Board Review and Discussion

5. Ordinance Amendment Workshop – Southerly Area and Residential 7 Potential Zoning Amendments

Project Planner Wayne Marshall will lead the continuation of the Board’s discussion on the proposed zoning amendments for the Southerly Area, including the proposed Residential 7 zoning district. The Southerly Area includes the lands between the Bay, Lincolnville Ave, and South of the Route 1 Bypass. The Board is focusing its attention on the Residential II, General Purpose B, and the Airport Growth zoning districts.

5.1. Staff Presentation on proposed amendments

5.2. Board Discussion

6. Code and Planning Department Report - Bub Fournier, Director, Code & Planning

7. Other Business

8. Adjournment