



Town of Windham

Town Offices
8 School Road
Windham, Maine

Meeting Agenda

Planning Board

Monday, April 8, 2019

7:00 PM

Council Chambers

- 1 Call To Order
- 2 Roll Call and Declaration of Quorum
- 3 [PB 19-032](#) Approval of Minutes: March 25, 2019
Attachments: [Minutes 3-25-19 - draft.pdf](#)

Continuing Business

- 4 [PB 19-033](#) 17-23 Durant Homestead. Major subdivision final plan review. Matt Hancock Properties, LLC to request review of a twenty-five (25) lot residential cluster subdivision. The subject property is located at 60 Chute Road and identified on Tax Map: 6 Lot: 25, Zone: Farm (F).
Attachments: [17-23 Durant Homestead_Final_04-03-2019.pdf](#)
[Peer Review_Durant Homestead_03-29-2019.pdf](#)
[2019-03-25_Durant Homestead Response to Comments Final Subdivision Appl](#)
- 5 [PB 19-034](#) 18-37 Roosevelt Trail Self-Storage. Major site plan final plan review. Keith Harnum to request review of 17,675 square feet of public warehousing in three (3) buildings. The subject property is located at Roosevelt Trail and identified on Tax Map: 12 Lot: 67-3, Zones: Commercial 1 (C-1).
Attachments: [18-37 Roosevelt Trail Storage_Final_04-04-19.pdf](#)
[Harnum_deeds 04-04-2019.pdf](#)

New Business

6 [PB 19-035](#) 19-05 Woodside Condos Retirement Community Phase 2. Major subdivision sketch plan review. Weld, LLC to request an amendment to an approved subdivision for an additional thirty-eight (38) residential dwelling units in nineteen (19) duplexes. The property in question is located on Conifer Drive and identified on Tax Map: 9, Lots: 27K and 27E, Zone: Farm Residential (FR) and Retirement Community and Care Facility Overlay District (RCCFO).

Attachments:

[19-05 Woodside Condos Retirement Phase 2_Sketch_04-03-2019.pdf](#)

[Woodside Condominium Phase 2 Sketch Plan 2019_3_18.pdf](#)

[Woodside Retirement Community Sketch Subdivision Plan Application 2019_3](#)

[18-21 Woodside Retirement Community Approval Letter 03-21-19.pdf](#)

7 [PB 19-036](#) 19-06 Week's Farm 2nd Amended Subdivision. JCAP Properties, Inc. to request an amendment to an approved subdivision for the removal of a portion of the 15 foot forested buffer along the lot frontage. The subject property is located at 17 Overlook Road and identified on Tax Map: 10, Lot: 30-14, Zone: Farm Residential (FR).

Attachments:

[19-06 Weeks Farm_2nd Amendment_04-03-2019.pdf](#)

[Weeks Farm Lot 30-14 Amended Plan.pdf](#)

[Weeks Farm Lot 30-14 Amendment application.pdf](#)

[WEEKS FARM AMENDMENT 09-2017.PDF](#)

8 [PB 19-037](#) Town of Windham Land Use Ordinance, Chapter 140 Land Use. Amendments to sections: 300, Definitions; 400, Zoning Districts; and 500, Performance Standards for the replacement of the definition of Construction Services and the addition of Contractor Services, Contractor Storage Yard, and Heavy Construction Services, Minor as a use in the Commercial 3 (C-3) zoning district.

Attachments:

[PB packet_Construction Services Amendment_4-3-19.pdf](#)

Other Business

9 Adjournment

The Planning Board will review remaining agenda items at 10:00 pm and may decide not to consider any other items after 10:30 pm. Items not considered by the Board will be postponed until the next available Planning Board agenda. Meetings that are cancelled because of weather will be noted on the local cable channel (wccgtv7) or Channel 6. Meeting cancellations will be forwarded to these stations by 4:30 pm. If you have special needs, due to a disability, please notify us at (207) 894-5960 ext. 2.