



Town of Windham

Town Offices
8 School Road
Windham, Maine

Meeting Agenda

Planning Board

Monday, May 13, 2019

7:00 PM

Council Chambers

- 1 Call To Order
- 2 Roll Call and Declaration of Quorum
- 3 [PB 19-046](#) Approval of Minutes: April 22, 2019

Attachments: [Minutes 4-22-19 - draft.pdf](#)

Public Hearings & Continuing Business

- 4 [PB 19-047](#) 19-05 Woodside Condos Retirement Community Phase 2. Major subdivision preliminary plan review. Weld, LLC to request an amendment to an approved subdivision for an additional thirty-six (36) residential dwelling units in eighteen (18) 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 Prelim 05-09-19.pdf](#)
[Peer Review Woodside Condos 05-02-19.pdf](#)
[Woodside Condominium Preliminary Subdivision Application 2019 4 22.pdf](#)
[Woodside Condos Plan Set 2019 4 22.pdf](#)
[Sparky Hurgin Re Woodside Condo 3rd party site review.pdf](#)
[Sparky Hurgin Retirement Community Development 04-08-2019.pdf](#)

Continuing Business

- 5 [PB 19-048](#) 19-02 Anglers Road Commercial Subdivision. Minor subdivision final plan review. Windham Economic Development Corporation to request review of a 3 lot commercial subdivision. The properties in question is located at Anglers Road and identified on Tax Map: 80, Lots: 66 and 66-1, Zones: Commercial 1 (C-1) and Aquifer Protection Overlay District Zone B (APB).

Attachments: [19-02 Anglers Rd Comm Subdivision Final 05-08-19.pdf](#)
[WEDC Subdivision - Final Minor 2019 4 19.pdf](#)
[2019-04-18 DRAFT Anglers Road Development - Survey Plan.pdf](#)

- 6 [PB 19-049](#) 19-01 515 Roosevelt Trail Condos. Major subdivision preliminary plan review. JTSH, LLC to request review of a five (5) unit residential subdivision. The subject properties are located at 515 Roosevelt Trail and 12 Varney Mill Road and identified on Tax Map: 48 Lot:30 and Tax Map 47 Lot: 3, Zones: Medium Density Residential (RM) and Stream Protection (SP).

Attachments: [19-01 515 Roosevelt Trail Condos PrelimFinal 05-08-19.pdf](#)
[Peer Review 515 Roosevelt Trail 05-02-2019.pdf](#)
[JTSH DEP PBR Permits.pdf](#)
[515 Roosevelt Condos - Final Subdivision Application 2019 4 24.pdf](#)
[04 - Grading Utility Plan.pdf](#)

New Business

- 7 [PB 19-050](#) 19-08 State of Maine Correctional Center Renovations. Conditional use and major site plan sketch plan review. State of Maine, Department of Corrections to request review of the construction of approximately 220,000 square feet of new buildings. The subject property is located at 17 Mallison Falls Road and identified on Tax Map: 3, Lot 5 Zones: Industrial (I), Stream Protection (SP), and General Development (GD).

Attachments: [19-08 Correctional Center Renovations Sketch 05-08-19.pdf](#)
[2019-04-22 SKETCH PLAN SUBMISSION COMPLETE.pdf](#)

Other Business

8 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.