



# Town of Windham

Town Offices  
8 School Road  
Windham, Maine

## Meeting Agenda

### Planning Board

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Monday, January 13, 2020

7:00 PM

Council Chambers

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MEETING CANCELED

#### 1 Call To Order

#### 2 Roll Call and Declaration of Quorum

- 3 [PB 20-002](#) Approval of Minutes: November 25, 2019 & December 9, 2019

Attachments: [Minutes 11-25-19 - draft](#)  
[Minutes 12-9-19-Draft](#)

#### Continuing Business

*In accordance with the Rules of the Planning Board, no public comment shall be allowed during the Continuing Business or New Business portions of the meeting, except as requested by the Board. Written comment may be submitted to the Board at any time at [PlanningBoard@windhammaine.us](mailto:PlanningBoard@windhammaine.us)*

- 4 [PB 20-004](#) 18-31 Cook Road Retirement Community. Jim Cummings to request an extension of the six (6) month Final Plan filing deadline, as required by Town of Windham Land Use Ordinance, Chapter 140 Section 907 C. 2. for subdivision. The property in question is located at Cook Road and 306 Gray Road and identified on Tax Map: 9, Lot: 5, Zone: Farm (F) and Retirement Community and Care Facility Overlay District (RCCFO).

Attachments: [18-31 Cook Road Retirement Community\\_Final 01-07-2020](#)  
[Cook Rd\\_Extension Request\\_12-31-2019](#)  
[Cook Road Condo- Full Plan Set Submitted 122319](#)  
[Final Application Materials - Submitted 122319](#)  
[Peer Review 12-30-19](#)  
[432458-306 Gray Road, WI - Ability to Serve Determination](#)  
[Building elevation and layout as of Jan 7](#)

- 5      [PB 20-005](#)      19-24 VIP Windham. Minor site plan review. Yarmouth Route One LLC to request a waiver of the 813.A.S.e. façade standard for a proposed 7,300 square foot addition to the existing building for an automobile maintenance and retail tire sales facility which was approved by the Staff Review Committee on November 19, 2019. The properties in question are located at 826 Roosevelt Trail and 2 Amato Drive and identified on Tax Map: 71, Lots: 2, 3-1, Zone: Commercial 1 (C-1).

Attachments:      [19-24 VIP Minor Site Plan Amendment 1-3-20](#)  
[Waiver Request - Combined](#)  
[2019.12.11 Response to comments\\_Optional Commercial Design Standards](#)

### **New Business**

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- 6      [PB 20-003](#)      Amendment to Town of Windham Land Use Ordinance Chapter 140, Sections 300, 400, and 500, and Shoreland Zoning Chapter 199, related to marijuana businesses.

Attachments:      [PB\\_packet\\_marijuana\\_1-2-20](#)

### **Other Business**

### **7 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.*