



## TOWN OF KENNEBUNKPORT

### PLANNING BOARD AGENDA

October 19, 2022 @ 6:00 PM

### HYBRID MEETING VIA ZOOM AND IN-PERSON

**ALL BOARD MEMBERS AND APPLICANTS ARE EXPECTED TO BE PRESENT IN-PERSON AT THE VILLAGE FIRE STATION (except when not practicable) LOCATED AT 32 NORTH STREET, KENNEBUNKPORT.**

**THE PUBLIC IS WELCOME TO JOIN VIA ZOOM OR IN-PERSON.**

Please click the link below to join the webinar:

<https://us06web.zoom.us/j/89961655775>

By Telephone:

US: +1 301 715 8592 or +1 309 205 3325 or +1 312 626 6799 or +1 646 931 3860

Webinar ID: 899 6165 5775

International numbers available: <https://us06web.zoom.us/j/89961655775>

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*All Applications and associated documents are available for your review on the Kennebunkport Website under the Planning Board page and can be reached here:*

<https://www.kennebunkportme.gov/planning-board/pages/active-planning-board-applications>

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Attendance

Approval of Minutes (10/05/22)

AGENDA

- 1. 220902 Woodland Drive - Duncan MacDougall - Coastal Creations/Agent - ~~Postponed at the Request of the Applicant~~ - Site Plan Review Preliminary Application - **Continued Initial Review** - the Applicant seeks approval to split the lot on Woodland Drive into two (2) lots and eventually build two (2) separate homes (Assessor's Tax Map 8, Block 3, Lot 29 in Cape Arundel Zone).**
- 2. 220903 58 Langsford Road, LLC/Eric Peterson - Peterson Design Group/Agent** - Site Plan Review Application - **Initial Review** - the Applicant seeks approval to remove the existing house and construct a new house in a location that is less non-conforming (58 Langsford Road, Assessor's Tax Map 29, Block 1, Lot 22 in the Cape Porpoise West Zone).

3. **220904 Hidden Pond - Stephen Doe – Sebago Technics/Agent** – Site Plan Review Application – **Public Hearing** – the Applicant seeks to convert the bungalows (Phase II) from a seasonal use to a year-round use (354-356 Goose Rocks Road, Assessor's Tax Map 38-1-8 and 37-3-3 in the Free Enterprise Zone).
4. **220901 52 Wildes District Road – Jim Logan – Longview Partners, LLC/Agent** – Site Plan Review Preliminary Application – **Initial Review** – The Applicant seeks to alter the existing driveway and propose a private road that will include adaptation to allow for access for two additional gifted family lots (gifted lots are exempt from subdivision rules) (Assessor's Tax Map 9, Block 4, Lot 26A in Village Residential Zone).
5. **Other Business: K.J. Trudo Properties/Atlantic Resource Consultants, LLC Agent** – the applicant seeks approval from the Board to submit the Preliminary Plan for Subdivision without the need for a third (3<sup>rd</sup>) Sketch Plan Application (Goose Rocks Road, Assessor's Tax Map 15, Block 1, Lot 1).
6. **Other Business:** §240-7.14 Residential Rental Accommodations (administrative process changes).
7. **Adjourn**