

**CITY OF BELFAST PLANNING BOARD MEETING
WEDNESDAY, NOVEMBER 1st, 2023 6:00 PM
COUNCIL CHAMBERS IN BELFAST CITY HALL**

NOTES TO PUBLIC:

The Planning Board will again be meeting in person in the Council Chambers of Belfast City Hall to conduct the November 1st, 2023 Board meeting. Thus, the public will have access to City Hall during the meeting.

There is limited space for the public to attend the meeting in person in Council Chambers at City Hall. The meeting will be streamed live on the city website (cityofbelfast.org), and it can be seen on BEL-TV. The meeting will also be broadcast in a conference room at City Hall for any overflow from Council Chambers.

A copy of the meeting documents is available at City Hall and may be posted on the City website under Planning and Codes. Questions regarding agenda items should be directed to Planning and Codes at 338-3370 x 125.

BOARD AGENDA

- 1. Call to Order & Roll Call.** Geoff Gilchrist, Chair, Lewis Baker, Secretary, David Bond, Wayne Corey, and Pippa Jolie, regular members and Gianne Conard and Shannon Shimer, associate members.
- 2. Adoption of Agenda.**
- 3. Review of Meeting Minutes.**
- 4. Development Review – Final Plan Review – Little River Drive Subdivision**
68 Little River Drive
Map 4 Lot 62-G

Applicant, Plymouth Engineering, on behalf of the property owner B & B Midcoast Properties LLC, is proposing a 48 lot residential subdivision on property located at 68 Little River Drive, Map 4 Lot 62-G. The approx. 100 acre property is located in the Outside Rural 1 zoning district and the Board will be applying standards identified in the Belfast City Code of Ordinances Chapter 102 Zoning, Chapter 98 Technical Standards, and Chapter 94 Subdivision. The developer intends the proposed subdivision to be reviewed under standards identified in Chapter 102, Article VI, Division 1 Planned Unit Development. The Board previously reviewed and approved the Applicant's Preliminary Plan on May 31, 2023, and conducted a Site Visit on June 28th, 2023 at the property.

- 4.1 Staff review of site history.

4.2 Applicant presentation.

4.3 Public Hearing.

4.4 Planning Board review, discussion, and possible action.

5. Other Business

6. Planning and Codes Department Report – Bub Fournier, Director

7. Adjournment