



CITY OF HALLOWELL

ONE WINTHROP STREET
HALLOWELL, MAINE 04347

PLANNING BOARD

PLANNING BOARD MEETING WEDNESDAY, SEPTEMBER 18, 2019 City Council Chambers 6:30 PM

AGENDA

1. CALL TO ORDER.
2. ROLL CALL/QUORUM.
3. PUBLIC COMMENT PERIOD (15 minutes).
4. APPROVAL OF THE MINUTES OF THE AUGUST 21, 2019 PLANNING BOARD MEETING.
5. CERTIFICATE OF APPROPRIATENESS FOR NEW CONSTRUCTION IN THE HISTORIC DISTRICT, Larry Dibble and Wendy Springborn, 24 Union St., Map 9 Lot 67. Item was tabled at the 8/21/19 meeting pending consultation with the Historic District Consultant. Scope of project reduced to moving one window and installing one window at the rear/south end of the home.
6. CERTIFICATE OF APPROPRIATENESS FOR NEW CONSTRUCTION IN THE HISTORIC DISTRICT, Steve Krupinsky, 42 Winthrop St., Map 6 Lot 41. Installation of two windows on the east side of the barn.
7. CERTIFICATE OF APPROPRIATENESS FOR NEW CONSTRUCTION IN THE HISTORIC DISTRICT, Nathan Sennett, 181 Water St., Map 9 Lot 147. Relocating deck stairs and expanding deck.
8. SITE PLAN REVIEW – MINOR PROJECT, FEM Katherine Dr., LLC, 26 Katherine Dr., Map 2 Lot 1D. Expansion of existing parking lots.
9. SUBDIVISION AMENDMENT – STEVENS COMMONS, SC-1, LLC and Landmark Corporation, Map 6 Lot 27 *et seq.* Creation of one new lot, to be known as Lot 27-7.
10. APPROVAL OF FINDINGS OF FACT
 - A. Certificate of Appropriateness, Mike Collins, 131 Second St., Map 9 Lot 85. Construction of entry steps and landing.
 - B. Certificate of Appropriateness, Matthew Rolnick and Jeff Chaplin, 17 Union St., Map 9 Lot 55A. Replace door on south side of building.
 - C. Site Plan Review, Minor Project, Heritage Place, LLC, Flagg-Dummer Building, Stevens Commons, 9 Beech St., Map 6 Lot 27 (portion). Convert existing building into apartments.
 - D. Site Plan Review, Minor Project, SC-Erskine and Landmark Corporation, Erskine Building, Stevens Commons, 7 Beech St., Map 6 Lot 27-6. Conversion of existing building into apartments.
 - E. Site Plan Review, Minor Project, State of Maine Department of Agriculture, Conservation, and Forestry, Bureau of Parks and Lands, boat launch, Map 9 Lot 187. Reconstruction of boat ramp and reconfiguration of launching and loading area. (Note: These Findings have already been signed, but a vote is needed. They are not included in this packet.)
11. OTHER BUSINESS
12. ADJOURN