

**CITY OF BELFAST PLANNING BOARD REGULAR MEETING
WEDNESDAY, JULY 25, 2018 6:00 PM
COUNCIL CHAMBERS of BELFAST CITY HALL**

Agenda

1. Roll Call & Call to Order - Chair Steve Ryan, Secretary Margot Carpenter, Members Wayne Corey, Geoff Gilchrist and Declan O'Connor, and Associate Member David Bond.

2. Development Review - Use Permit

The Belfast Soup Kitchen, applicant, proposes to construct a new 3,812 square foot building and 25 parking spaces on a property located at 29 Belmont Avenue, Map 5, Lot 16-B. The property is in the Route 3 Commercial zoning district and the project requires a Use Permit from the Planning Board. The Board will determine if the project complies with the standards identified in Chapter 102, Zoning, Article V, District Regulations, Division 24, Route 3 Commercial zoning district, and the Article IX, Performance Standards, Division 3, Nonresidential Performance Standards for the Route 3 Commercial zoning district. Continuation of Board's June 13, 2018 review.

2.1 Applicant Presentation

2.2 Public Hearing

2.3 Board Review and Deliberations

3. Development Review - Preliminary Site Plan Review

Connecticut Property Management, LLC, applicant and owner of the Seacoast Village Manufactured Housing Community (formerly MacLeod Mobile Home Park) located on MacLeod Lane, Map 4, Lot 64, request to make improvements to the infrastructure for the existing 21 lots/sites and to establish 31 new lots/sites. Property is located in the General Purpose B zoning district that allows manufactured housing communities. Project requires Board review and approval as a subdivision plan and site plan and to determine compliance with Chapter 102, Zoning, Article VIII, Division 4, Mobile Homes and Manufactured Housing requirements. The July 25 meeting involves Board review of a preliminary site plan and subdivision application.

3.1 Applicant Presentation

3.2 Public Hearing

3.3 Board Review and Deliberations

4. Director, Code & Planning Report

5. Other Business

6. Adjournment

Note to Public: This regular meeting of the Board will be televised on BEL-TV. Public comment will only be accepted at the advertised public hearings.