

**CITY of BELFAST PLANNING BOARD REGULAR MEETING
WEDNESDAY, SEPTEMBER 9, 2015 at 6:30 P.M.
BELFAST CITY HALL - COUNCIL CHAMBERS**

PUBLIC NOTICE - The Belfast Planning Board, beginning at 5:15 p.m. and prior to their meeting on Wednesday, September 9, shall conduct a site visit of the Megan and Daniel Britton property located at 179 Congress Street. The public is welcome to attend the site visit, however, no public comment will be accepted. Any comment from the public should be presented at the September 9 public hearing at the regular meeting regarding the Britton subdivision application.

REGULAR MEETING AGENDA

1) **Roll Call.** Chair, Steve Ryan; Secretary, Roger Pickering; Members Biff Atlass, Margot Carpenter and Wayne Corey; and Associate Member Declan O'Connor.

2) **Review of Meeting Minutes.**

Development Reviews & Public Hearings

3) **Megan and Daniel Britton**, applicant and property owners, request to create a four lot subdivision on a 4.84 acre parcel located at 179 Congress Street, Map 34 Lot 25. Property is in the Residential 2 zoning district. This is a review of the preliminary plan for this subdivision application. This meeting is a continuation of preliminary plan review that occurred at the Board meeting of August 26, 2015.

3.1 Applicant presentation

3.2 Public Hearing

3.3 Board review of request

4) **athenahealth**, applicant and property owner, request for amendment #1 to a Site Plan and Use Permit to allow the conversion of a warehouse to an office building and to expand an adjacent parking lot that was approved by the Planning Board in December 2014. Currently proposed amendments involve utility connections, updates to stormwater management, landscaping, lighting and circulation. athenahealth is located at 3 Hatley Road, Map 5 Lot 1.

4.1 Applicant presentation

4.2 Public Hearing

4.3 Board review of request

5) **STAG, IV, property owner, and Bank of America, tenant**, request for an amendment to a Site Plan and Use Permit approved by the Planning Board in 1999 for the former MBNA facilities. Amendment involves the construction of 10 additional parking spaces and a wider sidewalk. Property is located on Schoodic Drive, Map 5, Lot 26.

- 5.1 Applicant presentation
- 5.2 Public Hearing
- 5.3 Board review of request

- 6) **Board discussion of Planning Board Operating Policies and public hearing procedures.**
- 7) **City Planner Report**
- 8) **Other Business**
- 9) **Adjournment**

Note to Public: The public is invited to attend the regular meeting of the Planning Board and to offer comment at the public hearing with respect to the development reviews on the agenda. The regular meeting of the Board will be televised on Bel TV.